Local Government Energy Audit:
Energy Audit Report

Bankbridge Development Center

Gloucester County Special Services School District

550 Salina Road

Sewell, NJ 08080

March 16, 2018

Final Report by:

TRC Energy Services

Disclaimer

The intent of this energy analysis report is to identify energy savings opportunities and recommend upgrades to the facility's energy using equipment and systems. Approximate savings are included in this report to help make decisions about reducing energy use at the facility. This report, however, is not intended to serve as a detailed engineering design document. Further design and analysis may be necessary in order to implement some of the measures recommended in this report.

The energy conservation measures and estimates of energy savings have been reviewed for technical accuracy. However, estimates of final energy savings are not guaranteed, because final savings may depend on behavioral factors and other uncontrollable variables. TRC Energy Serviced (TRC) and New Jersey Board of Public Utilities (NJBPU) shall in no event be liable should the actual energy savings vary.

Estimated installation costs are based on TRC's experience at similar facilities, pricing from local contractors and vendors, and/or cost estimates from *RS Means*. The owner of the facility is encouraged to independently confirm these cost estimates and to obtain multiple estimates when considering measure installations. Since actual installed costs can vary widely for certain measures and conditions, TRC and NJBPU do not guarantee installed cost estimates and shall in no event be held liable should actual installed costs vary from estimates.

New Jersey's Clean Energy Program (NJCEP) incentive values provided in this report are estimates based on program information available at the time of the report. Incentive levels are not guaranteed. The NJBPU reserves the right to extend, modify, or terminate programs without prior notice. The owner of the facility should review available program incentives and eligibility requirements prior to selecting and installing any energy conservation measures.

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1 EXECUTIVE SUMMARY

The New Jersey Board of Public Utilities (NJBPU) has sponsored this Local Government Energy Audit (LGEA) Report for Bankbridge Development Center. The goal of an LGEA report is to provide you with information on how your facility uses energy, identify energy conservation measures (ECMs) that can reduce your energy use, and provide information and assistance to help facilities implement ECMs. The LGEA report also contains valuable information on financial incentives from New Jersey's Clean Energy Program (NJCEP) for implementing ECMs.

This study was conducted by TRC, as part of a comprehensive effort to assist New Jersey school districts in controlling energy costs and protecting our environment by offering a wide range of energy management options and advice.

1.1 Facility Summary

Bankbridge Development Center, built in 2006, is a single-story building totaling 52,200 square feet. Interior lighting is a combination of linear T5 and T8 fixtures. Heating is provided by five (5) non-condensing hot water boilers and the cooling system consists of split air conditioners and rooftop packaged units. A thorough description of the facility and our observations are in Section 2.

1.2 Your Cost Reduction Opportunities

Energy Conservation Measures

TRC evaluated five (5) measures which together represent an opportunity for Bankbridge Development Center to reduce annual energy costs by $27,506 and annual greenhouse gas emissions by 180,965 lbs CO_2e. We estimate that if all measures were implemented as recommended, the project would pay for itself in 2.6 years. The breakdown of existing and potential utility costs after project implementation are illustrated in Figure 1 and Figure 2, respectively. Together these measures represent an opportunity to reduce Bankbridge Development Center's annual energy use by 14%.

Figure 1 – Previous 12 Month Utility Costs

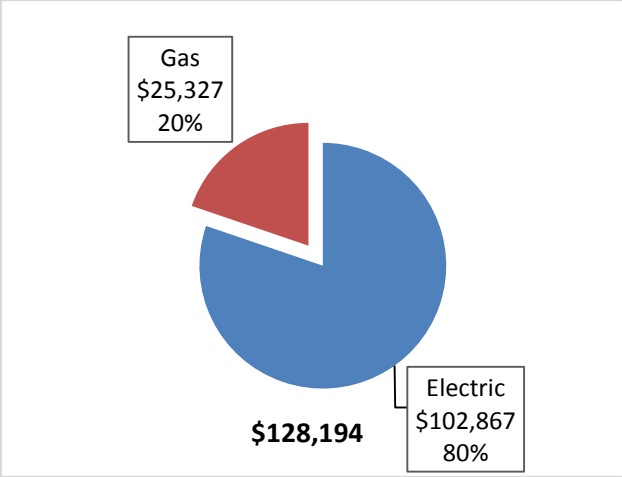
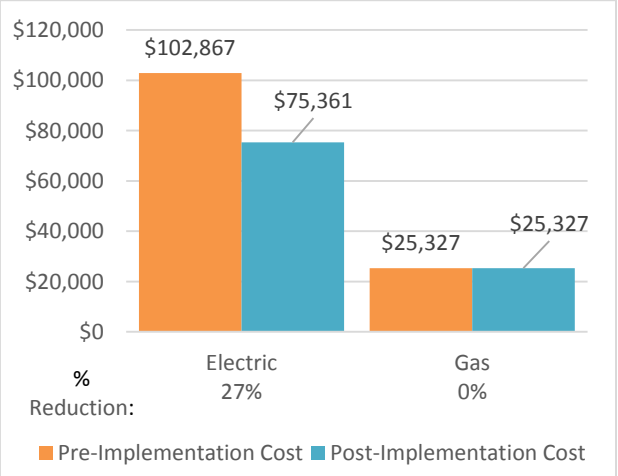


Figure 2 – Potential Post-Implementation Costs



A detailed description of Bankbridge Development Center's existing energy use can be found in Section 3.

Estimates of the total cost, energy savings, and financial incentives for the proposed energy efficient upgrades are summarized below in Figure 3. A brief description of each category can be found below and a description of savings opportunities can be found in Section 4.

Figure 3 – Summary of Energy Reduction Opportunities

Energy Conservation Measure		Recommend?	Annual Electric Savings (kWh)	Peak Demand Savings (kW)	Annual Fuel Savings (MMBtu)	Annual Energy Cost Savings ($)	Estimated Install Cost ($)	Estimated Incentive ($)*	Estimated Net Cost ($)	Simple Payback Period (yrs)**	CO_2e Emissions Reduction (lbs)
Lighting Upgrades			**137,783**	**21.0**	**0.0**	**$21,088.73**	**$65,415.39**	**$9,675.00**	**$55,740.39**	**2.6**	**138,746**
ECM 1	Install LED Fixtures	Yes	9,973	1.3	0.0	$1,526.48	$17,576.94	$900.00	$16,676.94	10.9	10,043
ECM 2	Retrofit Fixtures with LED Lamps	Yes	127,810	19.7	0.0	$19,562.25	$47,838.45	$8,775.00	$39,063.45	2.0	128,703
Lighting Control Measures			**31,567**	**4.9**	**0.0**	**$4,831.62**	**$12,072.00**	**$1,610.00**	**$10,462.00**	**2.2**	**31,788**
ECM 3	Install Occupancy Sensor Lighting Controls	Yes	27,598	4.3	0.0	$4,224.04	$9,672.00	$1,610.00	$8,062.00	1.9	27,791
ECM 4	Install High/Low Lighitng Controls	Yes	3,970	0.6	0.0	$607.58	$2,400.00	$0.00	$2,400.00	4.0	3,997
Variable Frequency Drive (VFD) Measures			**10,358**	**1.3**	**0.0**	**$1,585.36**	**$6,551.70**	**$0.00**	**$6,551.70**	**4.1**	**10,430**
ECM 5	Install VFDs on Hot Water Pumps	Yes	10,358	1.3	0.0	$1,585.36	$6,551.70	$0.00	$6,551.70	4.1	10,430
TOTALS			**179,708**	**27.2**	**0.0**	**$27,505.71**	**$84,039.09**	**$11,285.00**	**$72,754.09**	**2.6**	**180,965**

* - All incentives presented in this table are based on NJ Smart Start Building equipment incentives and assume proposed equipment meets minimum performance criteria for that program.

** - Simple Payback Period is based on net measure costs (i.e. after incentives).

Lighting Upgrades generally involve the replacement of existing lighting components such as lamps and ballasts (or the entire fixture) with higher efficiency lighting components. These measures save energy by reducing the power used by the lighting components due to improved electrical efficiency.

Lighting Controls measures generally involve the installation of automated controls to turn off lights or reduce light output when not needed. Automated control reduces reliance on occupant behavior for adjusting lights. These measures save energy by reducing the amount of time lights are on.

Variable Frequency Drives (VFDs) are motor control devices. These measures control the speed of a motor so that the motor spins at peak efficiency during partial load conditions. Sensors adapt the speed to flow, temperature, or pressure settings which is much more efficient that usage a valve or damper to control flow rates, or running the motor at full speed when only partial power is needed. These measures save energy by controlling motor usage more efficiently.

Energy Efficient Practices

TRC also identified 15 low cost or no cost energy efficient practices. A facility's energy performance can be significantly improved by employing certain behavioral or operational adjustments and by performing better routine maintenance on building systems. These practices can extend equipment lifetime, improve occupant comfort, provide better health and safety, as well as reduce annual energy and O&M costs. Potential opportunities identified at Bankbridge Development Center include:

- Reduce Air Leakage
- Close Doors and Windows
- Perform Proper Lighting Maintenance
- Develop a Lighting Maintenance Schedule
- Ensure Lighting Controls Are Operating Properly
- Perform Routine Motor Maintenance
- Ensure Economizers are Functioning Properly
- Clean and/or Replace HVAC Filters
- Perform Proper Boiler Maintenance
- Perform Proper Furnace Maintenance
- Perform Proper Water Heater Maintenance

- Water Conservation

For details on these energy efficient practices, please refer to Section 5.

On-Site Generation Measures

TRC evaluated the potential for installing on-site generation for Bankbridge Development Center. Based on the configuration of the site and its loads there is a moderate potential for installing a photovoltaic (PV) array.

Figure 4 – Photovoltaic Potential

Potential	Medium	
System Potential	200	kW DC STC
Electric Generation	150,489	kWh/yr
Displaced Cost	$13,090	/yr
Installed Cost	$520,000	

For details on our evaluation and on-site generation potential, please refer to Section 6.

1.3 Implementation Planning

To realize the energy savings from the ECMs listed in this report, a project implementation plan must be developed. Available capital must be considered and decisions need to be made whether it is best to pursue individual ECMs separately, groups of ECMs, or a comprehensive approach where all ECMs are implemented together, possibly in conjunction with other facility upgrades or improvements.

Rebates, incentives, and financing are available from NJCEP, as well as other sources, to help reduce the costs associated with the implementation of energy efficiency projects. Prior to implementing any measure, please review the relevant incentive program guidelines before proceeding. This is important because in most cases you will need to submit applications for the incentives prior to purchasing materials or commencing with installation.

The ECMs outlined in this report may qualify under the following program(s):

- SmartStart
- Energy Savings Improvement Program (ESIP)

For facilities wanting to pursue only selected individual measures (or planning to phase implementation of selected measures over multiple years), incentives are available through the SmartStart program. To participate in this program, you may utilize internal resources, or an outside firm or contractor, to do the final design of the ECM(s) and do the installation. Program pre-approval is required for some SmartStart incentives, so only after receiving pre-approval should you proceed with ECM installation. The incentive estimates listed above in Figure 3 are based on the SmartStart program. More details on this program and others are available in Section 8.

For larger facilities with limited capital availability to implement ECMs, project financing may be available through the Energy Savings Improvement Program (ESIP). Supported directly by the NJBPU, ESIP provides government agencies with project development, design, and implementation support services, as well as, attractive financing for implementing ECMs. An LGEA report (or other approved energy audit) is required for participation in ESIP. Please refer to Section 8.3 for additional information on the ESIP Program.

Additional information on relevant incentive programs is located in Section 8. You may also check the following website for more details: www.njcleanenergy.com/ci.

2 FACILITY INFORMATION AND EXISTING CONDITIONS

2.1 Project Contacts

Figure 5 – Project Contacts

Name	Role	E-Mail	Phone #
Customer			
Amy Capriotti	Asst. Superintendent for Business	acapriotti@gcecnj.org	856-468-1445 ext. 2601
Designated Representative			
Timothy Burke	Facilities manager		856-415-7755
TRC Energy Services			
Moussa Traore	Auditor	mtarore@trcsolutions.com	(732) 855-0033

2.2 General Site Information

On October 13, 2017, TRC performed an energy audit at Bankbridge Development Center located in Sewell, New Jersey. TRC's auditor met with Kevin Howarth to review the facility operations and help focus our investigation on specific energy-using systems.

Bankbridge Development Center is a 52,200 square-foot facility. It is a special services school with an emphasis on developing skills in the areas of communication, socialization, and independence. The school is comprised of several space types including classrooms, administrative offices, multipurpose room, kitchen, cafeteria, conference room, storage and mechanical spaces. It was built in 2006.

2.3 Building Occupancy

The school operates on a 12-month schedule and is open Monday through Friday. The typical schedule is presented in the table below. During a typical day, the school has approximately 181 students and 190 teachers and staff members.

Figure 6 - Building Schedule

Building Name	Weekday/Weekend	Operating Schedule
Bankbridge Development Center	Weekday	6:00 AM - 11:30 PM
Bankbridge Development Center	Weekend	8:00 AM - 4:30 PM

2.4 Building Envelope

The building has a concrete foundation and exterior walls are constructed of brick masonry. The roofing system consists of a pitched asphalt shingled roof and a small center flat roof covered with a white membrane where the HVAC equipment resides. The roofs are in good condition.

Windows are double paned with aluminum frames which are in good condition and well maintained.

Exterior doors consist of glass with aluminum frames and complete metal framed doors which are in good condition as well. Overall, the building's envelope is in good condition with no signs of outside air infiltration.

2.5 On-Site Generation

Bankbridge Development Center has one (1) gas fired backup generator that powers emergency lights in the event of a power outage. The facility has other on-site electric generation capability.

2.6 Energy-Using Systems

Please see Appendix A: Equipment Inventory & Recommendations for an inventory of the facility's equipment

Lighting System

Interior lighting consists primarily of a combination of linear T5 and T8 fixtures with electronic ballasts. Most of the fixtures are 3-lamp 4-foot long troffers with diffusers. The corridors, multipurpose room, nurse office, and restrooms are illuminated with 28-Watt linear fluorescent T5 lamps, while most of the remaining spaces use 32-Watt linear fluorescent lamps. A small number of compact fluorescent lamps (4-lamps per fixture) are also found in the corridors. Lighting control is provided mainly by manual wall switches.

Exterior lighting consists of 26-Watt LED wall pack fixtures, 32-Watt linear fluorescent in the courtyard, and 250-Watt metal halide, pole-mounted walkway fixtures. All the exterior lights are on timer and the timer control box is in the maintenance room.

Hot Water Heating System

Heating is provided by five (5) Weil McLain modular, non-condensing hot water boilers located in the mechanical room. Each boiler has an output rating of 346 MBh with a combustion efficiency of 81%. The boilers are 11 years old and appear to be well maintained.

Heating hot water is circulated via two (2) 5 hp pumps and five (5) 1 hp pumps. The pumps run at constant speed and are all located in the mechanical room.

The boilers are configured in a constant flow primary distribution. The hot water system is enabled based upon outside air temperature. The system will maintain 180°F at 32°F outdoor air or below. The heating hot water setpoint is 70°F. Boilers are automatically rotated based on 48 hours run time.

The facility heating end devices include cabinet heaters, and perimeter fin tube radiation. The heating hot water system is controlled by a building energy management system (BEMS)

Direct Expansion Air Conditioning System (DX)

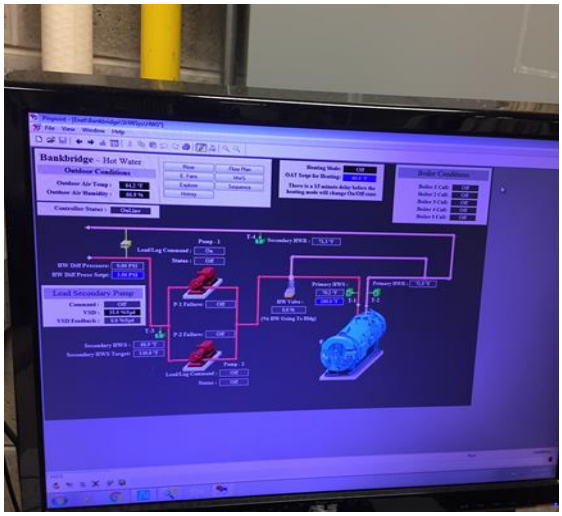
The cooling system consists of two (2) split system air conditioners (ACs) and three (3) rooftop packaged units which include one (1) 30-ton (RTU1) and two (2) 55-ton (RTU2-RTU3) RTUs. The split units are 0.8 and 2-ton and served the server room and the electrical room.

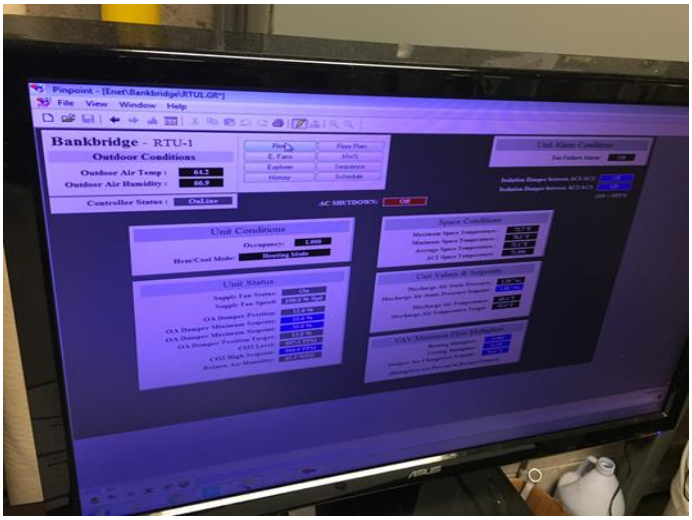
The RTUs utilize a scroll compressor and a direct-expansion (DX) coil with a gas fired furnace. RTU1 provides constant air volume with a single 10 hp supply fan and no return fan, while RTU2 and RTU3 identical have and outside air economizer to utilize free cooling when the outside air temperature is lower than the return air temperature. They also provide constant air volume with a single 25 hp supply fan and a 5 hp return fan.

The gas heating furnace of RTU1 has an output capacity of 283.5 MBh with a combustion efficiency of 80%, while the RTU2 and RTU3 have each 400 MBh output capacity with a combustion efficiency of 80%.

Air distribution is provided to supply air registers by ducts concealed above the ceilings. Return air grilles are in each space. Cooled air is distributed through ducts to 43 variable air volume (VAV) terminals concealed above the ceilings in each common area and tenant space. The cooling system is controlled by a building energy management system (BEMS).

Building Energy Management System (BEMS)





Most of the facility HVAC is controlled with a Niagara building energy management system (BEMS). The BEMS aggregates the DDC points from throughout the building and makes adjustments to maintain comfort while lowering energy usage. The heating hot water system and the RTUs are all controlled by the BEMS system capable of providing trends for individual DDC points for up to one-year of historical data

Domestic Hot Water Heating System

Domestic hot water is provided by two (2) gas-fired condensing hot water heaters with an input rating of 125 MBh each and a combustion efficiency of 92%. Each water heater has a 60-gallon storage tank. They are 11 years old and appear in good condition.

Food Service & Refrigeration

The facility houses a small institutional kitchen and a cafeteria. The kitchen cooking systems include gas convection ovens, gas steamers and griddles. The kitchen also has one (1) dishwasher that is an electric high temperature single tank conveyor. The refrigeration systems consist of two (2) standup refrigerators which appear in good condition. The kitchen is well maintained.

Building Plug Load

The building has approximately 103 computers with LCD monitors that are used daily, plus servers, five (5) large photocopiers, five (5) printers and 18 small refrigerators. The computers, monitors, and printers seemed to be all recent models designed with power management software to reduce power when they sit idle for more than a few minutes. The server room is cooled by one (1) 0.8-ton Sanyo split system air conditioner. There are no has no vending machines.

2.7 Water-Using Systems

There are several restrooms at this facility. A sampling of restrooms found that faucets are rated as low flow.

3 SITE ENERGY USE AND COSTS

Utility data for electricity and natural gas was analyzed to identify opportunities for savings. In addition, data for electricity and natural gas was evaluated to determine the annual energy performance metrics for the building in energy cost per square foot and energy usage per square foot. These metrics are an estimate of the relative energy efficiency of this building. There are a number of factors that could cause the energy use of this building to vary from the "typical" energy usage profile for facilities with similar characteristics. Local weather conditions, building age and insulation levels, equipment efficiency, daily occupancy hours, changes in occupancy throughout the year, equipment operating hours, and energy efficient behavior of occupants all contribute to benchmarking scores. Please refer to the Benchmarking section within Section 3.4 for additional information.

3.1 Total Cost of Energy

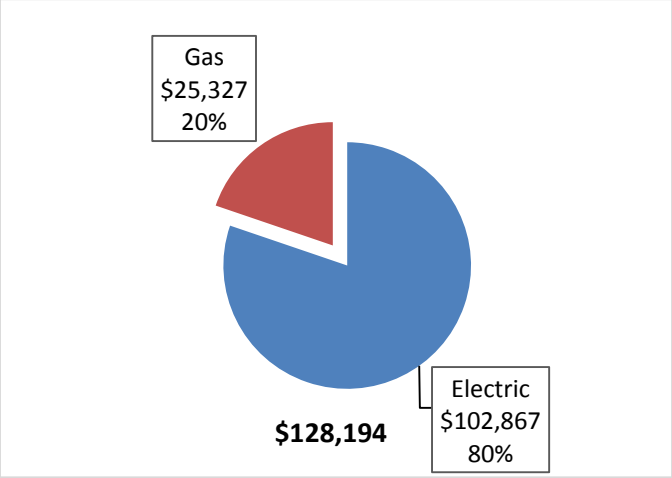
The following energy consumption and cost data is based on the last 12-month period of utility billing data that was provided for each utility. A profile of the annual energy consumption and energy cost of the facility was developed from this information.

Figure 7 - Utility Summary

Utility Summary for Bankbridge Development Center		
Fuel	**Usage**	**Cost**
Electricity	672,080 kWh	$102,867
Natural Gas	22,084 Therms	$25,327
Total		**$128,194**

The current annual energy cost for this facility is $128,194 as shown in the chart below.

Figure 8 - Energy Cost Breakdown



3.2 Electricity Usage

Electricity is provided by Atlantic City Electric. The average electric cost over the past 12 months was $0.153/kWh, which is the blended rate that includes energy supply, distribution, and other charges. This rate is used throughout the analyses in this report to assess energy costs and savings. The monthly electricity consumption and peak demand are shown in the chart below. The electricity use profile reflects high occupancy in the summer months and confirms the 12 months facility operation.

Figure 9 -Electric Usage & Demand

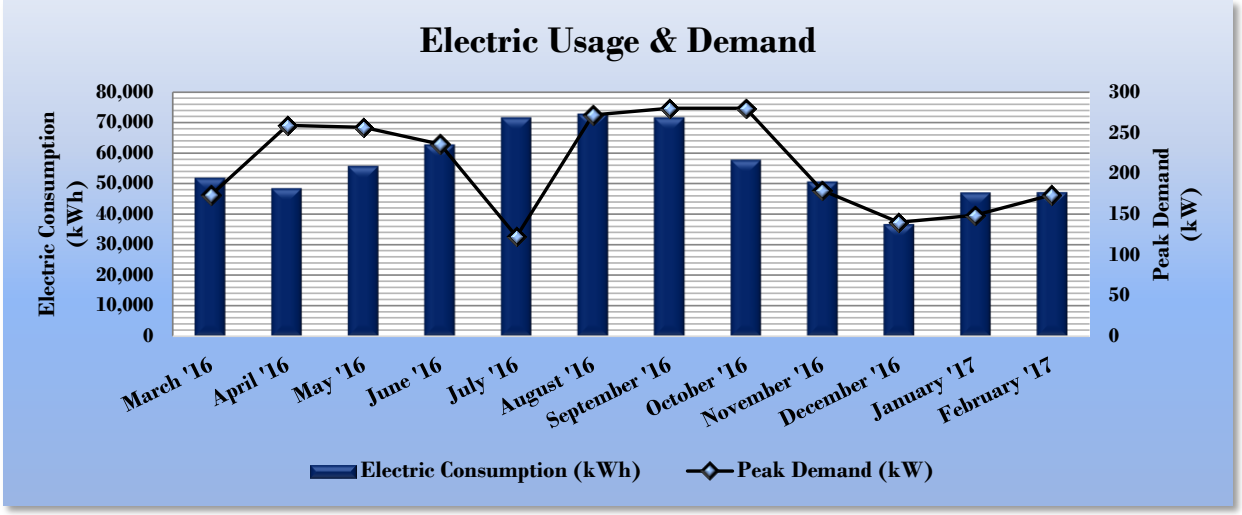


Figure 10 -Electric Usage & Demand

Electric Billing Data for Bankbridge Development Center					
Period Ending	Days in Period	Electric Usage (kWh)	Demand (kW)	Total Electric Cost	TRC Estimated Usage?
4/6/16	30	51,680	174	$8,001	No
5/6/16	31	48,320	259	$7,544	No
6/6/16	30	55,520	257	$8,432	No
7/7/16	31	62,560	236	$9,216	No
8/5/16	31	71,360	122	$10,041	No
9/6/16	30	72,560	272	$10,829	No
10/5/16	31	71,440	280	$10,652	No
11/4/16	30	57,600	280	$9,117	No
12/9/16	31	50,480	179	$8,190	No
1/5/17	31	36,640	140	$6,057	No
2/3/17	28	46,880	149	$7,301	No
3/6/17	31	47,040	174	$7,487	No
Totals	**365**	**672,080**	**280**	**$102,867**	0
Annual	**365**	**672,080**	**280**	**$102,867**	

3.3 Natural Gas Usage

Natural gas is provided by South Jersey Gas. The average gas cost for the past 12 months is $1.147/therm, which is the blended rate used throughout the analyses in this report. The monthly gas consumption is shown in the chart below. The gas use profile is typical for a facility with a significant heating load relative to others end used.

Figure 11 -Natural Gas Usage

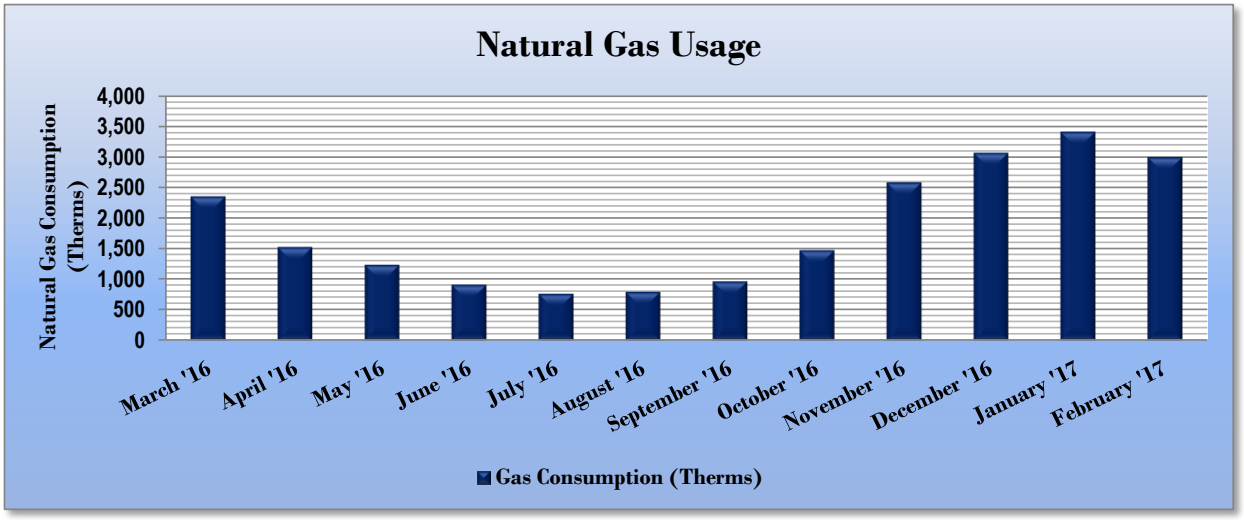


Figure 12 -Natural Gas Usage

Gas Billing Data for Bankbridge Development Center			
Period Ending	Days in Period	Natural Gas Usage (Therms)	Natural Gas Cost
4/6/16	30	2,354	$2,680
5/6/16	31	1,524	$1,726
6/6/16	30	1,234	$1,396
7/7/16	31	912	$1,039
8/5/16	31	764	$874
9/6/16	30	793	$910
10/5/16	31	965	$1,114
11/4/16	30	1,474	$1,808
12/9/16	31	2,585	$3,163
1/5/17	31	3,066	$3,450
2/3/17	28	3,411	$3,810
3/6/17	31	3,001	$3,358
Totals	**365**	**22,084**	**$25,327**
Annual	**365**	**22,084**	**$25,327**

3.4 Benchmarking

This facility was benchmarked using Portfolio Manager, an online tool created and managed by the United States Environmental Protection Agency (EPA) through the ENERGY STAR® program. Portfolio Manager analyzes your building's consumption data, cost information, and operational use details and then compares its performance against a national median for similar buildings of its type. Metrics provided by this analysis are Energy Use Intensity (EUI) and an ENERGY STAR® Score for select building types.

The EUI is a measure of a facility's energy consumption per square foot, and it is the standard metric for comparing buildings' energy performance. Comparing the EUI of a building with the national median EUI for that building type illustrates whether that building uses more or less energy than similar buildings of its type on a square foot basis. EUI is presented in terms of "site energy" and "source energy." Site energy is the amount of fuel and electricity consumed by a building as reflected in utility bills. Source energy includes fuel consumed to generate electricity consumed at the site, factoring in electric production and distribution losses for the region.

Figure 13 - Energy Use Intensity Comparison – Existing Conditions

Energy Use Intensity Comparison - Existing Conditions		
	Bankbridge Development Center	National Median Building Type: School (K-12)
Source Energy Use Intensity (kBtu/ft^2)	182.4	141.4
Site Energy Use Intensity (kBtu/ft^2)	86.2	58.2

Implementation of all recommended measures in this report would improve the building's estimated EUI significantly, as shown in the table below:

Figure 14 - Energy Use Intensity Comparison – Following Installation of Recommended Measures

Energy Use Intensity Comparison - Following Installation of Recommended Measures		
	Bankbridge Development Center	National Median Building Type: School (K-12)
Source Energy Use Intensity (kBtu/ft^2)	145.5	141.4
Site Energy Use Intensity (kBtu/ft^2)	74.5	58.2

Many types of commercial buildings are also eligible to receive an ENERGY STAR® score. This score is a percentile ranking from 1 to 100. It compares your building's energy performance to similar buildings nationwide. A score of 50 represents median energy performance, while a score of 75 means your building performs better than 75 percent of all similar buildings nationwide and may be eligible for ENERGY STAR® certification. This facility has a current score of 55.

A Portfolio Manager Statement of Energy Performance (SEP) was generated for this facility, see Appendix B: ENERGY STAR® Statement of Energy Performance.

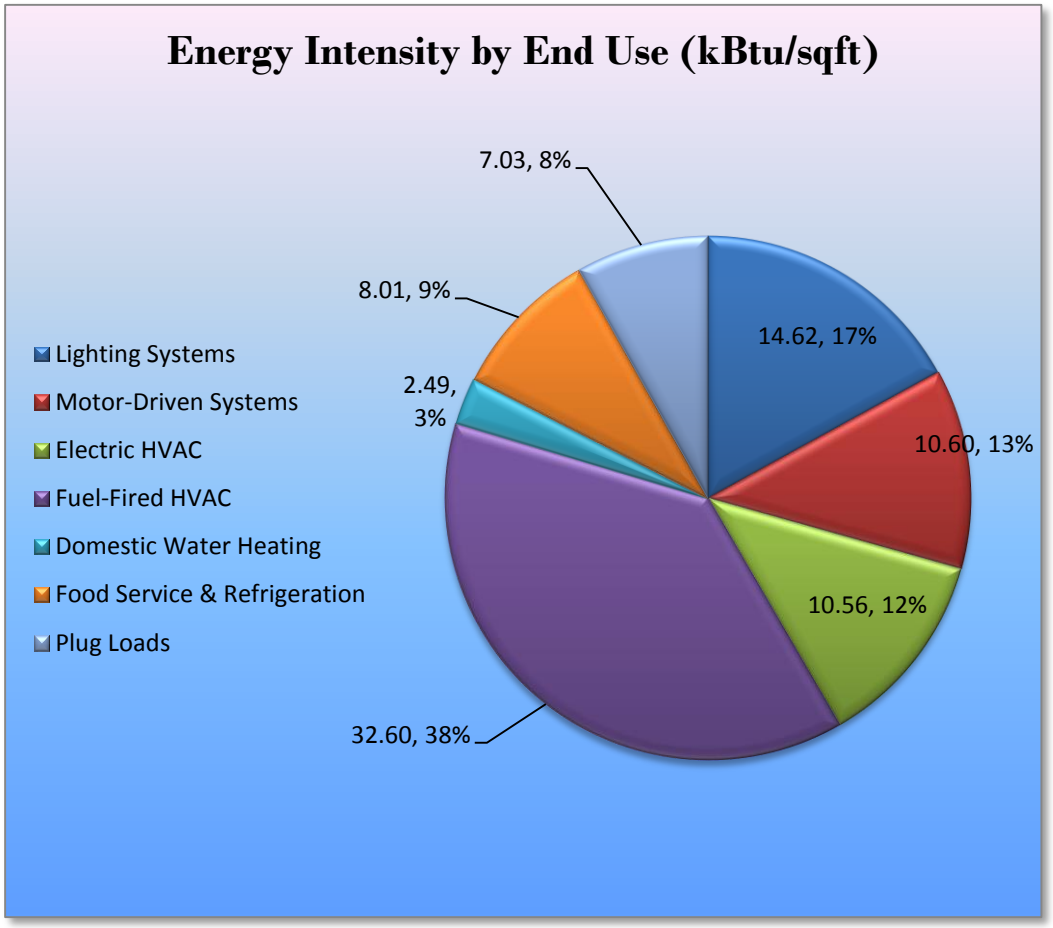
For more information on ENERGY STAR® certification go to: https://www.energystar.gov/buildings/facility-owners-and-managers/existing-buildings/earn-recognition/energy-star-certification/how-app-1.

A Portfolio Manager account has been created online for your facility and you will be provided with the login information for the account. We encourage you to update your utility information in Portfolio Manager regularly, so that you can keep track of your building's performance. Free online training is available to help you use ENERGY STAR® Portfolio Manager to track your building's performance at: https://www.energystar.gov/buildings/training.

3.5 Energy End-Use Breakdown

In order to provide a complete overview of energy consumption across building systems, an energy balance was performed at this facility. An energy balance utilizes standard practice engineering methods to evaluate all components of the various electric and fuel-fired systems found in a building to determine their proportional contribution to overall building energy usage. This chart of energy end uses highlights the relative contribution of each equipment category to total energy usage. This can help determine where the greatest benefits might be found from energy efficiency measures.

Figure 15 - Energy Balance (kBtu/SF,%)



4 ENERGY CONSERVATION MEASURES

Level of Analysis

The goal of this audit report is to identify potential energy efficiency opportunities, help prioritize specific measures for implementation, and provide information to the Bankbridge Development Center regarding financial incentives for which they may qualify to implement the recommended measures. For this audit report, most measures have received only a preliminary analysis of feasibility which identifies expected ranges of savings and costs. This level of analysis is usually considered sufficient to demonstrate project cost-effectiveness and help prioritize energy measures. Savings are based on the New Jersey Clean Energy Program Protocols to Measure Resource Savings dated June 29, 2016, approved by the New Jersey Board of Public Utilities. Further analysis or investigation may be required to calculate more precise savings based on specific circumstances. A higher level of investigation may be necessary to support any custom SmartStart or Pay for Performance, or Direct Install incentive applications. Financial incentives for the ECMs identified in this report have been calculated based the NJCEP prescriptive SmartStart program. Some measures and proposed upgrade projects may be eligible for higher incentives than those shown below through other NJCEP programs as described in Section 8.

The following sections describe the evaluated measures.

4.1 Recommended ECMs

The measures below have been evaluated by the auditor and are recommended for implementation at the facility.

Figure 16 – Summary of Recommended ECMs

Energy Conservation Measure		Annual Electric Savings (kWh)	Peak Demand Savings (kW)	Annual Fuel Savings (MMBtu)	Annual Energy Cost Savings ($)	Estimated Install Cost ($)	Estimated Incentive ($)*	Estimated Net Cost ($)	Simple Payback Period (yrs)**	CO_2e Emissions Reduction (lbs)
Lighting Upgrades		**137,783**	**21.0**	**0.0**	**$21,088.73**	**$65,415.39**	**$9,675.00**	**$55,740.39**	**2.6**	**138,746**
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Lighting Control Measures		**31,567**	**4.9**	**0.0**	**$4,831.62**	**$12,072.00**	**$1,610.00**	**$10,462.00**	**2.2**	**31,788**
ECM 3	Install Occupancy Sensor Lighting Controls	27,598	4.3	0.0	$4,224.04	$9,672.00	$1,610.00	$8,062.00	1.9	27,791
ECM 4	Install High/Low Lighitng Controls	3,970	0.6	0.0	$607.58	$2,400.00	$0.00	$2,400.00	4.0	3,997
Variable Frequency Drive (VFD) Measures		**10,358**	**1.3**	**0.0**	**$1,585.36**	**$6,551.70**	**$0.00**	**$6,551.70**	**4.1**	**10,430**
ECM 5	Install VFDs on Hot Water Pumps	10,358	1.3	0.0	$1,585.36	$6,551.70	$0.00	$6,551.70	4.1	10,430
TOTALS		**179,708**	**27.2**	**0.0**	**$27,505.71**	**$84,039.09**	**$11,285.00**	**$72,754.09**	**2.6**	**180,965**

* - All incentives presented in this table are based on NJ Smart Start Building equipment incentives and assume proposed equipment meets minimum performance criteria for that program.

** - Simple Payback Period is based on net measure costs (i.e. after incentives).

4.1.1 Lighting Upgrades

Recommended upgrades to existing lighting fixtures are summarized in Figure 17 below.

Figure 17 – Summary of Lighting Upgrade ECMs

Energy Conservation Measure		Annual Electric Savings (kWh)	Peak Demand Savings (kW)	Annual Fuel Savings (MMBtu)	Annual Energy Cost Savings ($)	Estimated Install Cost ($)	Estimated Incentive ($)	Estimated Net Cost ($)	Simple Payback Period (yrs)	CO_2e Emissions Reduction (lbs)
Lighting Upgrades		**137,783**	**21.0**	**0.0**	**$21,088.73**	**$65,415.39**	**$9,675.00**	**$55,740.39**	**2.6**	**138,746**
ECM 1	Install LED Fixtures	9,973	1.3	0.0	$1,526.48	$17,576.94	$900.00	$16,676.94	10.9	10,043
ECM 2	Retrofit Fixtures with LED Lamps	127,810	19.7	0.0	$19,562.25	$47,838.45	$8,775.00	$39,063.45	2.0	128,703

During lighting upgrade planning and design, we recommend a comprehensive approach that considers both the efficiency of the lighting fixtures and how they are controlled.

ECM 1: Install LED Fixtures

Summary of Measure Economics

Interior/ Exterior	Annual Electric Savings (kWh)	Peak Demand Savings (kW)	Annual Fuel Savings (MMBtu)	Annual Energy Cost Savings ($)	Estimated Install Cost ($)	Estimated Incentive ($)	Estimated Net Cost ($)	Simple Payback Period (yrs)	CO_2e Emissions Reduction (lbs)
Interior	0	0.0	0.0	$0.00	$0.00	$0.00	$0.00	0.0	0
Exterior	9,973	1.3	0.0	$1,526.48	$17,576.94	$900.00	$16,676.94	10.9	10,043

Measure Description

We recommend replacing existing fixtures containing 250-Watt metal halide lamps with new high-performance LED light fixtures. This measure saves energy by installing LEDs which use less power than other technologies with a comparable light output.

ECM 2: Retrofit Fixtures with LED Lamps

Summary of Measure Economics

Interior/ Exterior	Annual Electric Savings (kWh)	Peak Demand Savings (kW)	Annual Fuel Savings (MMBtu)	Annual Energy Cost Savings ($)	Estimated Install Cost ($)	Estimated Incentive ($)	Estimated Net Cost ($)	Simple Payback Period (yrs)	CO_2e Emissions Reduction (lbs)
Interior	126,480	19.6	0.0	$19,358.72	$47,370.45	$8,695.00	$38,675.45	2.0	127,364
Exterior	1,330	0.2	0.0	$203.53	$468.00	$80.00	$388.00	1.9	1,339

Measure Description

We recommend retrofitting existing linear fluorescent fixtures and compact fluorescent lamps (CFLs) with LED lamps. Many LED tube lamps are direct replacements for existing fluorescent lamps and can be

installed while leaving the fluorescent fixture ballast in place. LED bulbs can be used in existing fixtures as a direct replacement for most other lighting technologies. This measure saves energy by installing LEDs which use less power than other lighting technologies yet provide equivalent lighting output for the space.

Additional savings from lighting maintenance can be anticipated since LEDs have lifetimes which are more than twice that of a fluorescent tube.

4.1.2 Lighting Control Measures

Figure 18 – Summary of Lighting Control ECMs

Energy Conservation Measure		Annual Electric Savings (kWh)	Peak Demand Savings (kW)	Annual Fuel Savings (MMBtu)	Annual Energy Cost Savings ($)	Estimated Install Cost ($)	Estimated Incentive ($)	Estimated Net Cost ($)	Simple Payback Period (yrs)	CO_2e Emissions Reduction (lbs)
Lighting Control Measures		**31,567**	**4.9**	**0.0**	**$4,831.62**	**$12,072.00**	**$1,610.00**	**$10,462.00**	**2.2**	**31,788**
ECM 3	Install Occupancy Sensor Lighting Controls	27,598	4.3	0.0	$4,224.04	$9,672.00	$1,610.00	$8,062.00	1.9	27,791
ECM 4	Install High/Low Lighitng Controls	3,970	0.6	0.0	$607.58	$2,400.00	$0.00	$2,400.00	4.0	3,997

During lighting upgrade planning and design, we recommend a comprehensive approach that considers both the efficiency of the lighting fixtures and how they are controlled.

ECM 3: Install Occupancy Sensor Lighting Controls

Summary of Measure Economics

Annual Electric Savings (kWh)	Peak Demand Savings (kW)	Annual Fuel Savings (MMBtu)	Annual Energy Cost Savings ($)	Estimated Install Cost ($)	Estimated Incentive ($)	Estimated Net Cost ($)	Simple Payback Period (yrs)	CO_2e Emissions Reduction (lbs)
27,598	4.3	0.0	$4,224.04	$9,672.00	$1,610.00	$8,062.00	1.9	27,791

Measure Description

We recommend installing occupancy sensors to control lighting fixtures that are currently controlled by manual switches in restrooms, storage rooms, classrooms, offices, and cafeteria. Lighting sensors detect occupancy using ultrasonic and/or infrared sensors. For most spaces, we recommend lighting controls use dual technology sensors, which can eliminate the possibility of any lights turning off unexpectedly. Lighting systems are enabled when an occupant is detected. Fixtures are automatically turned off after an area has been vacant for a preset period. Some controls also provide dimming options and all modern occupancy controls can be easily over-ridden by room occupants to allow them to manually turn fixtures on or off, as desired. Energy savings results from only operating lighting systems when they are required.

Occupancy sensors may be mounted on the wall at existing switch locations, mounted on the ceiling, or in remote locations. In general, wall switch replacement sensors are recommended for single occupant offices and other small rooms. Ceiling-mounted or remote mounted sensors are used in locations without local switching or where wall switches are not in the line-of-sight of the main work area and in large spaces. We recommend a comprehensive approach to lighting design that upgrades both the lighting fixtures and the controls together for maximum energy savings and improved lighting for occupants.

ECM 4: Install High/Low Lighting Controls

Summary of Measure Economics

Annual Electric Savings (kWh)	Peak Demand Savings (kW)	Annual Fuel Savings (MMBtu)	Annual Energy Cost Savings ($)	Estimated Install Cost ($)	Estimated Incentive ($)	Estimated Net Cost ($)	Simple Payback Period (yrs)	CO_2e Emissions Reduction (lbs)
3,970	0.6	0.0	$607.58	$2,400.00	$0.00	$2,400.00	4.0	3,997

Measure Description

We recommend installing occupancy sensors to provide dual level lighting control for lighting fixtures in spaces that are infrequently occupied but may require some level of continuous lighting for safety or security reasons. Typical areas for such lighting control are interior corridors.

Lighting fixtures with these controls operate at default low levels when the area is not occupied to provide minimal lighting to meet security or safety requirements. Sensors detect occupancy using ultrasonic and/or infrared sensors. The lighting systems are switched to full lighting levels whenever an occupant is detected. Fixtures are automatically switched back to low level after an area has been vacant for a preset period. Energy savings results from only providing full lighting levels when it is required.

For this type of measure the occupancy sensors will generally be ceiling or fixture mounted. Sufficient sensor coverage needs to be provided to ensure that lights turn on in each area as an occupant approaches.

Additional savings from reduced lighting maintenance may also result from this measure, due to reduced lamp operation.

4.1.3 Variable Frequency Drive Measures

Our recommendations for variable frequency drive (VFD) measures are summarized in Figure 19 below.

Figure 19 – Summary of Variable Frequency Drive ECMs

Energy Conservation Measure		Annual Electric Savings (kWh)	Peak Demand Savings (kW)	Annual Fuel Savings (MMBtu)	Annual Energy Cost Savings ($)	Estimated Install Cost ($)	Estimated Incentive ($)	Estimated Net Cost ($)	Simple Payback Period (yrs)	CO_2e Emissions Reduction (lbs)
Variable Frequency Drive (VFD) Measures		**10,358**	**1.3**	**0.0**	**$1,585.36**	**$6,551.70**	**$0.00**	**$6,551.70**	**4.1**	**10,430**
ECM 5	Install VFDs on Hot Water Pumps	10,358	1.3	0.0	$1,585.36	$6,551.70	$0.00	$6,551.70	4.1	10,430

ECM 5: Install VFDs on Hot Water Pumps

Summary of Measure Economics

Annual Electric Savings (kWh)	Peak Demand Savings (kW)	Annual Fuel Savings (MMBtu)	Annual Energy Cost Savings ($)	Estimated Install Cost ($)	Estimated Incentive ($)	Estimated Net Cost ($)	Simple Payback Period (yrs)	CO_2e Emissions Reduction (lbs)
10,358	1.3	0.0	$1,585.36	$6,551.70	$0.00	$6,551.70	4.1	10,430

Measure Description

We recommend installing a variable frequency drives (VFD) to control the two (2) 5 hp hot water pumps. This measure requires that a majority of the hot water coils be served by 2-way valves and that a differential pressure sensor is installed in the hot water loop. As the hot water valves close, the differential pressure increases. The VFD modulates pump speed to maintain a differential pressure setpoint. Energy savings results from reducing pump motor speed (and power) as hot water valves close. The magnitude of energy savings is based on the estimated amount of time that the system will operate at reduced load.

5 ENERGY EFFICIENT PRACTICES

In addition to the quantifiable savings estimated in Section 4, a facility's energy performance can also be improved through application of many low cost or no-cost energy efficiency strategies. By employing certain behavioral and operational changes and performing routine maintenance on building systems, equipment lifetime can be extended; occupant comfort, health and safety can be improved; and energy and O&M costs can be reduced. The recommendations below are provided as a framework for developing a whole building maintenance plan that is customized to your facility. Consult with qualified equipment specialists for details on proper maintenance and system operation.

Close Doors and Windows

Ensure doors and windows are closed in conditioned spaces. Leaving doors and windows open leads to a significant increase in heat transfer between conditioned spaces and the outside air. Reducing a facility's air changes per hour (ACH) can lead to increased occupant comfort as well as significant heating and cooling savings, especially when combined with proper HVAC controls and adequate ventilation.

Perform Proper Lighting Maintenance

In order to sustain optimal lighting levels, lighting fixtures should undergo routine maintenance. Light levels decrease over time due to lamp aging, lamp and ballast failure, and buildup of dirt and dust on lamps, fixtures and reflective surfaces. Together, these factors can reduce total illumination by 20% - 60% or more, while operating fixtures continue drawing full power. To limit this reduction, lamps, reflectors and diffusers should be thoroughly cleaned of dirt, dust, oil, and smoke film buildup approximately every 6 – 12 months.

Develop a Lighting Maintenance Schedule

In addition to routine fixture cleaning, development of a maintenance schedule can both ensure maintenance is performed regularly and can reduce the overall cost of fixture re-lamping and re-ballasting. By re-lamping and re-ballasting fixtures in groups, lighting levels are better maintained and the number of site visits by a lighting technician or contractor can be minimized, decreasing the overall cost of maintenance.

Ensure Lighting Controls Are Operating Properly

Lighting controls are very cost-effective energy efficient devices, when installed and operating correctly. As part of a lighting maintenance schedule, lighting controls should be tested annually to ensure proper functioning. For occupancy sensors, this requires triggering the sensor and verifying that the sensor's timer settings are correct. For daylight sensors, maintenance involves cleaning of sensor lenses and confirming setpoints and sensitivity are appropriately configured.

Perform Routine Motor Maintenance

Motors consist of many moving parts whose collective degradation can contribute to a significant loss of motor efficiency. In order to prevent damage to motor components, routine maintenance should be performed. This maintenance consists of cleaning surfaces and ventilation openings on motors to prevent overheating, lubricating moving parts to reduce friction, inspecting belts and pulleys for wear and to ensure they are at proper alignment and tension, and cleaning and lubricating bearings. Consult a licensed technician to assess these and other motor maintenance strategies.

Clean Evaporator/Condenser Coils on AC Systems

Dirty evaporators and condensers coils cause a restriction to air flow and restrict heat transfer. This results in increased evaporator and condenser fan load and a decrease in cooling system performance. Keeping the coils clean allows the fans and cooling system to operate more efficiently.

Clean and/or Replace HVAC Filters

Air filters work to reduce the amount of indoor air pollution and increase occupant comfort. Over time, filters become less and less effective as particulate buildup increases. In addition to health concerns related to clogged filters, filters that have reached saturation also restrict air flow through the facility's air conditioning or heat pump system, increasing the load on the distribution fans and decreasing occupant comfort levels. Filters should be checked monthly and cleaned or replaced when appropriate.

Perform Proper Boiler Maintenance

Many boiler problems develop slowly over time, so regular inspection and maintenance is essential to retain proper functionality and efficiency of the heating system. Fuel burning equipment should undergo yearly tune-ups to ensure they are operating as safely and efficiently as possible from a combustion standpoint. A tune-up should include a combustion analysis to analyze the exhaust from the boilers and to ensure the boiler is operating safely. Buildup of dirt, dust, or deposits on the internal surfaces of a boiler can greatly affect its heat transfer efficiency. These deposits can accumulate on the water side or fire side of the boiler. Boilers should be cleaned regularly according to the manufacturer's instructions to remove this build up in order to sustain efficiency and equipment life.

Perform Proper Furnace Maintenance

Preventative furnace maintenance can extend the life of the system, maintain energy efficiency, and ensure safe operation. Following the manufacturer's instructions, a yearly tune-up should include tasks such as checking for gas / carbon monoxide leaks; changing the air and fuel filters; checking components for cracks, corrosion, dirt, or debris build-up; ensuring the ignition system is working properly; testing and adjusting operation and safety controls; inspecting the electrical connections; and ensuring proper lubrication for motors and bearings.

Perform Proper Water Heater Maintenance

At least once a year, drain a few gallons out of the water heater using the drain valve. If there is a lot of sediment or debris, then a full flush is recommended. Turn the temperature down and then completely drain the tank. Once a year check for any leaks or heavy corrosion on the pipes and valves. For gas water heaters, check the draft hood and make sure it is placed properly, with a few inches of air space between the tank and where it connects to the vent. Look for any corrosion or wear on the gas line and on the piping. If you noticed any black residue, soot or charred metal, this is a sign you may be having combustion issues and you should have the unit serviced by a professional. For electric water heaters, look for any signs of leaking such as rust streaks or residue around the upper and lower panels covering the electrical components on the tank. For water heaters over three (3) to four (4) years old have a technician inspect the sacrificial anode annually.

Water Conservation

Installing low-flow faucets or faucet aerators, low-flow showerheads, and kitchen sink pre-rinse spray valves saves both energy and water. These devices save energy by reducing the overall amount of hot water used hence reducing the energy used to heat the water. The flow ratings for EPA WaterSense™ (http://www3.epa.gov/watersense/products) labeled devices are 1.5 gallons per minute (gpm) for bathroom faucets, 2.0 gpm for showerheads, and 1.28 gpm for pre-rinse spray valves.

Installing dual flush or low-flow toilets and low-flow or waterless urinals are additional ways to reduce the sites water use, however, these devices do not provide energy savings at the site level. Any reduction in water use does however ultimately reduce grid level electricity use since a significant amount of electricity is used to deliver water from reservoirs to end users. The EPA WaterSense™ ratings for urinals is 0.5 gallons per flush (gpf) and toilets that use as little as 1.28 gpf (this is lower than the current 1.6 gpf federal standard).

6 On-Site Generation Measures

On-site generation measure options include both renewable (e.g., solar, wind) and non-renewable (e.g., fuel cells) on-site technologies that generate power to meet all or a portion of the electric energy needs of a facility, often repurposing any waste heat where applicable. Also referred to as distributed generation, these systems contribute to Greenhouse Gas (GHG) emission reductions, demand reductions and reduced customer electricity purchases, resulting in the electric system reliability through improved transmission and distribution system utilization.

The State of New Jersey's Energy Master Plan (EMP) encourages new distributed generation of all forms and specifically focuses on expanding use of combined heat and power (CHP) by reducing financial, regulatory and technical barriers and identifying opportunities for new entries. The EMP also outlines a goal of 70% of the State's electrical needs to be met by renewable sources by 2050.

Preliminary screenings were performed to determine the potential that a generation project could provide a cost-effective solution for your facility. Before deciding to implement, a feasibility study should be conducted that would take a detailed look at existing energy profiles, siting, interconnection, and the costs associated with the generation project including interconnection costs, departing load charges, and any additional special facilities charges.

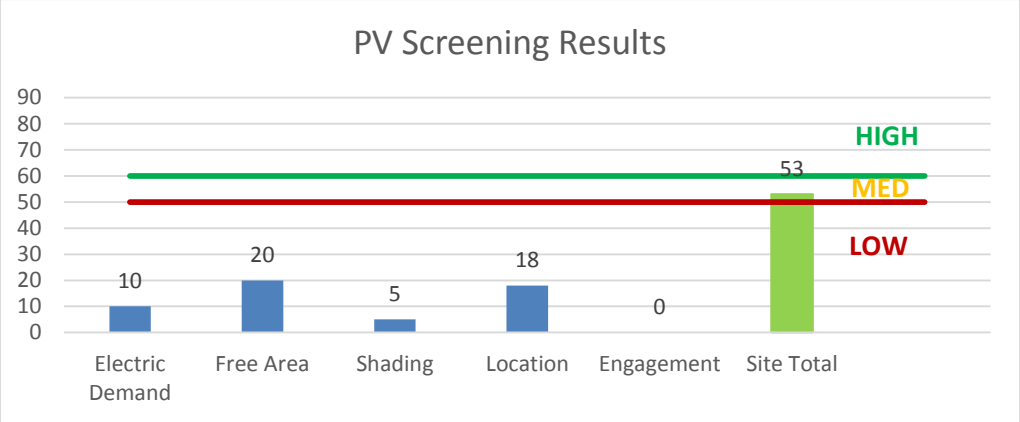
6.1 Photovoltaic

Sunlight can be converted into electricity using photovoltaics (PV) modules. Modules are racked together into an array that produces direct current (DC) electricity. The DC current is converted to alternating current (AC) through an inverter. The inverter is interconnected to the facility's electrical distribution system. The amount of unobstructed area available determines how large of a solar array can be installed. The size of the array combined with the orientation, tilt, and shading elements determines the energy produced.

A preliminary screening based on the facility's electric demand, size and location of free area, and shading elements shows that the facility has a Medium potential for installing a PV array.

In order to be cost-effective, a solar PV array needs certain minimum criteria, such as flat or south-facing rooftop or other unshaded space on which to place the PV panels. In our opinion, the facility does appear not meet these minimum criteria for cost-effective PV installation.

Figure 20 - Photovoltaic Screening



Potential	Medium	
System Potential	200	kW DC STC
Electric Generation	150,489	kWh/yr
Displaced Cost	$13,090	/yr
Installed Cost	$520,000	

Solar projects must register their projects in the SREC Registration Program prior to the start of construction in order to establish the project's eligibility to earn SRECs. Registration of the intent to participate in New Jersey's solar marketplace provides market participants with information about developed new solar projects and insight into future SREC pricing. Refer to Section 8.2 for additional information.

Figure 21 – Rooftop Free Spaces

For more information on solar PV technology and commercial solar markets in New Jersey, or to find a qualified solar installer, who can provide a more detailed assessment of the specific costs and benefits of solar develop of the site, please visit the following links below:

- **Basic Info on Solar PV in NJ**: http://www.njcleanenergy.com/whysolar
- **NJ Solar Market FAQs**: http://www.njcleanenergy.com/renewable-energy/program-updates-and-background-information/solar-transition/solar-market-faqs
- **Approved Solar Installers in the NJ Market**: http://www.njcleanenergy.com/commercial-industrial/programs/nj-smartstart-buildings/tools-and-resources/tradeally/approved_vendorsearch/?id=60&start=1

6.2 Combined Heat and Power

Combined heat and power (CHP) is the on-site generation of electricity along with the recovery of heat energy, which is put to beneficial use. Common technologies for CHP include reciprocating engines, microturbines, fuel cells, backpressure steam turbines, and (at large facilities) gas turbines. Electric generation from a CHP system is typically interconnected to local power distribution systems. Heat is recovered from exhaust and ancillary cooling systems and interconnected to the existing hot water (or steam) distribution systems.

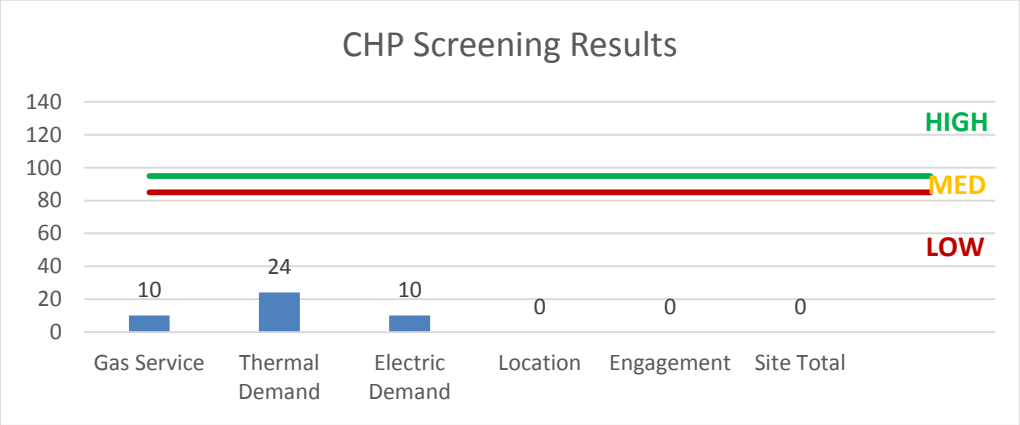
CHP systems are typically used to produce a portion of the electric power used onsite by a facility, with the balance of electric power needs supplied by grid purchases. The heat is used to supplement (or supplant) existing boilers for the purpose of space heating and/or domestic hot water heating. Waste heat can also be routed through absorption chillers for the purpose of space cooling. The key criteria used for screening, however, is the amount of time the system operates at full load and the facility's ability to use the recovered heat. Facilities with continuous use for large quantities of waste heat are the best candidates for CHP.

A preliminary screening based on heating and electrical demand, siting, and interconnection shows that the facility has a Low potential for installing a cost-effective CHP system.

Low or infrequent thermal load, and lack of space near the existing boilers are the most significant factors contributing to the Low potential for CHP at the site. In our opinion, the facility does not appear to meet the minimum requirements for a cost-effective CHP installation.

For a list of qualified firms in New Jersey specializing in commercial CHP cost assessment and installation, go to: http://www.njcleanenergy.com/commercial-industrial/programs/nj-smartstart-buildings/tools-and-resources/tradeally/approved_vendorsearch/.

Figure 22 - Combined Heat and Power Screening



7 DEMAND RESPONSE

Demand Response (DR) is a program designed to reduce the electric load of commercial facilities when electric wholesale prices are high or when the reliability of the electric grid is threatened due to peak demand. Demand Response service providers (a.k.a. Curtailment Service Providers) are registered with PJM, the independent system operator (ISO) for mid-Atlantic state region that is charged with maintaining electric grid reliability.

By enabling grid operators to call upon Curtailment Service Providers and commercial facilities to reduce electric usage during times of peak demand, the grid is made more reliable and overall transmission costs are reduced for all ratepayers. Curtailment Service Providers provide regular payments to medium and large consumers of electric power for their participation in DR programs. Program participation is voluntary and participants receive payments whether or not their facility is called upon to curtail their electric usage.

Typically, an electric customer needs to be capable of reducing their electric demand, within minutes, by at least 100 kW or more in order to participate in a DR program. Customers with a greater capability to quickly curtail their demand during peak hours will receive higher payments. Customers with back-up generators onsite may also receive additional DR payments for their generating capacity if they agree to run the generators for grid support when called upon. Eligible customers who have chosen to participate in a DR programs often find it to be a valuable source of revenue for their facility because the payments can significantly offset annual electric costs.

Participating customers can often quickly reduce their peak load through simple measures, such as temporarily raising temperature set points on thermostats, so that air conditioning units run less frequently, or agreeing to dim or shut off less critical lighting. This usually requires some level of building automation and controls capability to ensure rapid load reduction during a DR curtailment event. DR program participants may need to install smart meters or may need to also sub-meter larger energy-using equipment, such as chillers, in order to demonstrate compliance with DR program requirements.

DR does not include the reduction of electricity consumption based on normal operating practice or behavior. For example, if a company's normal schedule is to close for a holiday, the reduction of electricity due to this closure or scaled-back operation is not considered a demand response activity in most situations.

The first step toward participation in a DR program is to contact a Curtailment Service Provider. A list of these providers is available on PJM's website and it includes contact information for each company, as well as the states where they have active business (http://www.pjm.com/markets-and-operations/demand-response/csps.aspx). PJM also posts training materials that are developed for program members interested in specific rules and requirements regarding DR activity (http://www.pjm.com/training/training%20material.aspx), along with a variety of other DR program information.

Curtailment Service Providers typically offer free assessments to determine a facility's eligibility to participate in a DR program. They will provide details regarding program rules and requirements for metering and controls, assess a facility's ability to temporarily reduce electric load, and provide details on payments to be expected for participation in the program. Providers usually offer multiple options for DR to larger facilities and may also install controls or remote monitoring equipment of their own to help ensure compliance with all terms and conditions of a DR contract.

In our opinion, the facility does not have significant opportunities for DR curtailment.

8 PROJECT FUNDING / INCENTIVES

The NJCEP is able to provide the incentive programs described below, and other benefits to ratepayers, because of the Societal Benefits Charge (SBC) Fund. The SBC was created by the State of New Jersey's Electricity Restructuring Law (1999), which requires all customers of investor-owned electric and gas utilities to pay a surcharge on their monthly energy bills. As a customer of a state-regulated electric or gas utility and therefore a contributor to the fund your organization is eligible to participate in the LGEA program and also eligible to receive incentive payment for qualifying energy efficiency measures. Also available through the NJBPU are some alternative financing programs described later in this section. Please refer to Figure 23 for a list of the eligible programs identified for each recommended ECM.

Figure 23 - ECM Incentive Program Eligibility

Energy Conservation Measure		SmartStart Prescriptive	SmartStart Custom	Direct Install	Pay For Performance Existing Buildings	Large Energy Users Program	Combined Heat & Power and Fuel Cell
ECM 1	Install LED Fixtures	x					
ECM 2	Retrofit Fixtures with LED Lamps	x					
ECM 3	Install Occupancy Sensor Lighting Controls	x					
ECM 4	Install High/Low Lighitng Controls						
ECM 5	Install VFDs on Hot Water Pumps						

SmartStart is generally well-suited for implementation of individual measures or small group of measures. It provides flexibility to install measures at your own pace using in-house staff or a preferred contractor. Direct Install caters to small to mid-size facilities that can bundle multiple ECMs together. This can greatly simplify participation and may lead to higher incentive amounts, but requires the use of pre-approved contractors. Generally, the incentive values provided throughout the report assume the SmartStart program is utilized because it provides a consistent basis for comparison of available incentives for various measures, though in many cases incentive amounts may be higher through participation in other programs.

Brief descriptions of all relevant financing and incentive programs are located in the sections below. Further information, including most current program availability, requirements, and incentive levels can be found at: www.njcleanenergy.com/ci.

8.1 SmartStart

Overview

The SmartStart program offers incentives for installing prescriptive and custom energy efficiency measures at your facility. Routinely the program adds, removes or modifies incentives from year to year for various energy efficiency equipment based on market trends and new technologies.

Equipment with Prescriptive Incentives Currently Available:

Electric Chillers
Electric Unitary HVAC
Gas Cooling
Gas Heating
Gas Water Heating
Ground Source Heat Pumps
Lighting
Lighting Controls
Refrigeration Doors
Refrigeration Controls
Refrigerator/Freezer Motors
Food Service Equipment
Variable Frequency Drives

Most equipment sizes and types are served by this program. This program provides an effective mechanism for securing incentives for energy efficiency measures installed individually or as part of a package of energy upgrades.

Incentives

The SmartStart prescriptive incentive program provides fixed incentives for specific energy efficiency measures, whereas the custom SmartStart program provides incentives for more unique or specialized technologies or systems that are not addressed through prescriptive incentive offerings for specific devices.

Since your facility is an existing building, only the retrofit incentives have been applied in this report. Custom Measure incentives are calculated at $0.16/kWh and $1.60/therm based on estimated annual savings, capped at 50% of the total installed incremental project cost, or a project cost buy down to a one-year payback (whichever is less). Program incentives are capped at $500,000 per electric account and $500,000 per natural gas account, per fiscal year.

How to Participate

To participate in the SmartStart program you will need to submit an application for the specific equipment to be installed. Many applications are designed as rebates, although others require application approval prior to installation. Applicants may work with a contractor of their choosing and can also utilize internal personnel, which provides added flexibility to the program. Using internal personnel also helps improve the economics of the ECM by reducing the labor cost that is included in the tables in this report.

Detailed program descriptions, instructions for applying and applications can be found at: www.njcleanenergy.com/SSB.

8.2 SREC Registration Program

The SREC Registration Program (SRP) is used to register the intent to install solar projects in New Jersey. Rebates are not available for solar projects, but owners of solar projects MUST register their projects in the SRP prior to the start of construction in order to establish the project's eligibility to earn SRECs. Registration of the intent to participate in New Jersey's solar marketplace provides market participants with information about the pipeline of anticipated new solar capacity and insight into future SREC pricing.

After the registration is accepted, construction is complete, and final paperwork has been submitted and is deemed complete, the project is issued a New Jersey certification number which enables it to generate New Jersey SRECs. SREC's are generated once the solar project has been authorized to be energized by the Electric Distribution Company (EDC).

Each time a solar installation generates 1,000 kilowatt-hours (kWh) of electricity, an SREC is earned. Solar project owners report the energy production to the SREC Tracking System. This reporting allows SREC's to be placed in the customer's electronic account. SRECs can then be sold on the SREC Tracking System, providing revenue for the first 15 years of the project's life.

Electricity suppliers, the primary purchasers of SRECs, are required to pay a Solar Alternative Compliance Payment (SACP) if they do not meet the requirements of New Jersey's Solar RPS. One way they can meet the RPS requirements is by purchasing SRECs. As SRECs are traded in a competitive market, the price may vary significantly. The actual price of an SREC during a trading period can and will fluctuate depending on supply and demand.

Information about the SRP can be found at: www.njcleanenergy.com/srec.

8.3 Energy Savings Improvement Program

The Energy Savings Improvement Program (ESIP) is an alternate method for New Jersey's government agencies to finance the implementation of energy conservation measures. An ESIP is a type of "performance contract." whereby school districts, counties, municipalities, housing authorities and other public and state entities enter in to contracts to help finance building energy upgrades. This is done in a manner that ensures that annual payments are lower than the savings projected from the ECMs, ensuring that ESIP projects are cash flow positive in year one, and every year thereafter. ESIP provides government agencies in New Jersey with a flexible tool to improve and reduce energy usage with minimal expenditure of new financial resources. NJCEP incentive programs can be leveraged to help further reduce the total project cost of eligible measures.

This LGEA report is the first step to participating in ESIP. Next, you will need to select an approach for implementing the desired ECMs:

(1) Use an Energy Services Company or "ESCO."
(2) Use independent engineers and other specialists, or your own qualified staff, to provide and manage the requirements of the program through bonds or lease obligations.
(3) Use a hybrid approach of the two options described above where the ESCO is utilized for some services and independent engineers, or other specialists or qualified staff, are used to deliver other requirements of the program.

After adopting a resolution with a chosen implementation approach, the development of the Energy Savings Plan (ESP) can begin. The ESP demonstrates that the total project costs of the ECMs are offset by the energy savings over the financing term, not to exceed 15 years. The verified savings will then be used to pay for the financing.

The ESIP approach may not be appropriate for all energy conservation and energy efficiency improvements. Entities should carefully consider all alternatives to develop an approach that best meets their needs. A detailed program descriptions and application can be found at: www.njcleanenergy.com/ESIP.

Please note that ESIP is a program delivered directly by the NJBPU and is not an NJCEP incentive program. As mentioned above, you may utilize NJCEP incentive programs to help further reduce costs when developing the ESP. You should refer to the ESIP guidelines at the link above for further information and guidance on next steps.

9 ENERGY PURCHASING AND PROCUREMENT STRATEGIES

9.1 Retail Electric Supply Options

In 1999, New Jersey State Legislature passed the Electric Discount & Energy Competition Act (EDECA) to restructure the electric power industry in New Jersey. This law deregulated the retail electric markets, allowing all consumers to shop for service from competitive electric suppliers. The intent was to create a more competitive market for electric power supply in New Jersey. As a result, utilities were allowed to charge Cost of Service and customers were given the ability to choose a third party (i.e. non-utility) energy supplier.

Energy deregulation in New Jersey has increased energy buyers' options by separating the function of electricity distribution from that of electricity supply. So, though you may choose a different company from which to buy your electric power, responsibility for your facility's interconnection to the grid and repair to local power distribution will still reside with the traditional utility company serving your region.

If your facility is not purchasing electricity from a third party supplier, consider shopping for a reduced rate from third party electric suppliers. If your facility is purchasing electricity from a third party supplier, review and compare prices at the end of the current contract or every couple years.

A list of third party electric suppliers, who are licensed by the state to provide service in New Jersey, can be found online at: www.state.nj.us/bpu/commercial/shopping.html.

9.2 Retail Natural Gas Supply Options

The natural gas market in New Jersey has also been deregulated. Most customers that remain with the utility for natural gas service pay rates that are market-based and that fluctuate on a monthly basis. The utility provides basic gas supply service (BGSS) to customers who choose not to buy from a third party supplier for natural gas commodity.

A customer's decision about whether to buy natural gas from a retail supplier is typically dependent upon whether a customer seeks budget certainty and/or longer-term rate stability. Customers can secure longer-term fixed prices by signing up for service through a third party retail natural gas supplier. Many larger natural gas customers may seek the assistance of a professional consultant to assist in their procurement process.

If your facility is not purchasing natural gas from a third party supplier, consider shopping for a reduced rate from third party natural gas suppliers. If your facility is purchasing natural gas from a third party supplier, review and compare prices at the end of the current contract or every couple years.

A list of third party natural gas suppliers, who are licensed by the state to provide service in New Jersey, can be found online at: www.state.nj.us/bpu/commercial/shopping.html.

Appendix A: Equipment Inventory & Recommendations

Lighting Inventory & Recommendations

	Existing Conditions					Proposed Conditions							Energy Impact & Financial Analysis						
Location	Fixture Quantity	Fixture Description	Control System	Watts per Fixture	Annual Operating Hours	Fixture Recommendation	Add Controls?	Fixture Quantity	Fixture Description	Control System	Watts per Fixture	Annual Operating Hours	Total Peak kW Savings	Total Annual kWh Savings	Total Annual MMBtu Savings	Total Annual Energy Cost Savings	Total Installation Cost	Total Incentives	Simple Payback w/ Incentives in Years
Room 148 - Mechanical Room	8	Linear Fluorescent - T8: 4' T8 (32W) - 2L	Wall Switch	62	3,672	Relamp	No	8	LED - Linear Tubes: (2) 4' Lamps	Wall Switch	29	3,672	0.17	1,115	0.0	$170.63	$468.00	$80.00	2.27
Corridor B Wing	31	Linear Fluorescent - T5: 4' T5 (28W) - 2L	Wall Switch	60	3,672	Relamp	Yes	31	LED - Linear Tubes: (2) 4' Lamps	High/Low Control	29	2,570	0.81	5,197	0.0	$795.44	$2,413.50	$310.00	2.64
Corridor B Wing	5	Compact Fluorescent: 18x4 4 PIN	Wall Switch	72	3,672	Relamp	Yes	5	LED - Fixtures: Downlight Solid State Retrofit	High/Low Control	11	2,570	0.21	1,358	0.0	$207.80	$518.25	$0.00	2.49
Corridor B Wing	2	Exit Signs: LED - 2 W Lamp	None	6	8,760	None	No	2	Exit Signs: LED - 2 W Lamp	None	6	8,760	0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Room 127	11	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	11	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.45	2,905	0.0	$444.71	$943.20	$185.00	1.70
Room 130	11	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	11	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.45	2,905	0.0	$444.71	$943.20	$185.00	1.70
Room 132	2	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	2	LED - Linear Tubes: (2) 4' Lamps	Occupancy Sensor	29	2,570	0.10	614	0.0	$93.98	$233.00	$40.00	2.05
Room 129	2	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	2	LED - Linear Tubes: (2) 4' Lamps	Occupancy Sensor	29	2,570	0.10	614	0.0	$93.98	$233.00	$40.00	2.05
Room 131	9	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	9	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.37	2,377	0.0	$363.85	$792.80	$155.00	1.75
Room 134	9	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	9	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.37	2,377	0.0	$363.85	$792.80	$155.00	1.75
Girls Restroom	3	Linear Fluorescent - T5: 4' T5 (28W) - 2L	Wall Switch	60	3,672	Relamp	Yes	3	LED - Linear Tubes: (2) 4' Lamps	Occupancy Sensor	29	2,570	0.08	503	0.0	$76.98	$291.50	$50.00	3.14
Restroom	2	Linear Fluorescent - T5: 4' T5 (28W) - 2L	Wall Switch	60	3,672	Relamp	No	2	LED - Linear Tubes: (2) 4' Lamps	Wall Switch	29	3,672	0.04	262	0.0	$40.07	$117.00	$20.00	2.42
Room139	1	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	No	1	LED - Linear Tubes: (3) 4' Lamps	Wall Switch	44	3,672	0.03	209	0.0	$31.99	$75.20	$15.00	1.88
Room136	11	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	11	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.45	2,905	0.0	$444.71	$943.20	$185.00	1.70
Room138	2	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	2	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.08	528	0.0	$80.86	$266.40	$50.00	2.68
Room140	9	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	9	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.37	2,377	0.0	$363.85	$792.80	$155.00	1.75
Room123 - Multipurpose Room	48	Linear Fluorescent - T5: 4' T5 (28W) - 3L	Wall Switch	90	3,672	Relamp	Yes	48	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	1.87	12,070	0.0	$1,847.47	$4,073.60	$800.00	1.77
Room 142	3	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	3	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.12	792	0.0	$121.28	$341.60	$65.00	2.28
Room 141	11	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	11	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.45	2,905	0.0	$444.71	$943.20	$185.00	1.70
Room 143	2	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	2	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.08	528	0.0	$80.86	$266.40	$50.00	2.68
Room 145	9	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	9	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.37	2,377	0.0	$363.85	$792.80	$155.00	1.75
Room 150	1	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	1	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.04	264	0.0	$40.43	$191.20	$35.00	3.86
Room 151	9	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	9	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.37	2,377	0.0	$363.85	$792.80	$155.00	1.75
Room 156	2	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	2	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.08	528	0.0	$80.86	$266.40	$50.00	2.68
Room 147	11	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	11	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.45	2,905	0.0	$444.71	$943.20	$185.00	1.70

	Existing Conditions					Proposed Conditions							Energy Impact & Financial Analysis						
Location	Fixture Quantity	Fixture Description	Control System	Watts per Fixture	Annual Operating Hours	Fixture Recommendation	Add Controls?	Fixture Quantity	Fixture Description	Control System	Watts per Fixture	Annual Operating Hours	Total Peak kW Savings	Total Annual kWh Savings	Total Annual MMBtu Savings	Total Annual Energy Cost Savings	Total Installation Cost	Total Incentives	Simple Payback w/ Incentives in Years
Room 154	11	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	11	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.45	2,905	0.0	$444.71	$943.20	$185.00	1.70
Room 149	2	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	2	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.08	528	0.0	$80.86	$266.40	$50.00	2.68
Room 158	9	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	9	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.37	2,377	0.0	$363.85	$792.80	$155.00	1.75
Room 152	1	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	No	1	LED - Linear Tubes: (2) 4' Lamps	Wall Switch	29	3,672	0.04	270	0.0	$41.37	$58.50	$10.00	1.17
Room 160	9	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	9	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.37	2,377	0.0	$363.85	$792.80	$155.00	1.75
Room 153	9	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	9	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.37	2,377	0.0	$363.85	$792.80	$155.00	1.75
Room 155	2	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	2	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.08	528	0.0	$80.86	$266.40	$50.00	2.68
Room 162	2	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	2	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.08	528	0.0	$80.86	$382.40	$70.00	3.86
Corridor A Wing	22	Linear Fluorescent - T5: 4' T5 (28W) - 2L	Wall Switch	60	3,672	Relamp	Yes	22	LED - Linear Tubes: (2) 4' Lamps	High/Low Control	29	2,570	0.57	3,688	0.0	$564.51	$1,687.00	$220.00	2.60
Corridor A Wing	9	Compact Fluorescent: 4x18 4 PIN	Wall Switch	72	3,672	Relamp	Yes	9	LED - Fixtures: Downlight Solid State Retrofit	High/Low Control	35	2,570	0.28	1,805	0.0	$276.31	$772.85	$0.00	2.80
Corridor A Wing	6	Exit Signs: LED - 2 W Lamp	None	6	8,760	None	No	6	Exit Signs: LED - 2 W Lamp	None	6	8,760	0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Room 117	2	Linear Fluorescent - T5: 4' T5 (28W) - 3L	Wall Switch	90	3,672	Relamp	Yes	2	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.08	503	0.0	$76.98	$266.40	$50.00	2.81
Room 113	8	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	8	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.33	2,113	0.0	$323.42	$717.60	$140.00	1.79
Room 114	9	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	9	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.37	2,377	0.0	$363.85	$792.80	$155.00	1.75
Room 115	9	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	9	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.37	2,377	0.0	$363.85	$792.80	$155.00	1.75
Room 116	2	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	2	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.08	528	0.0	$80.86	$266.40	$50.00	2.68
Room 112	11	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	11	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.45	2,905	0.0	$444.71	$943.20	$185.00	1.70
Room 110	2	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	2	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.08	528	0.0	$80.86	$266.40	$50.00	2.68
Room 108	9	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	9	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.37	2,377	0.0	$363.85	$792.80	$155.00	1.75
Room 109	11	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	11	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.45	2,905	0.0	$444.71	$943.20	$185.00	1.70
Room 107	2	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	2	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.08	528	0.0	$80.86	$266.40	$50.00	2.68
Room 105	9	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	9	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.37	2,377	0.0	$363.85	$792.80	$155.00	1.75
Room 106	11	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	11	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.45	2,905	0.0	$444.71	$943.20	$185.00	1.70
Room 104	9	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	9	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.37	2,377	0.0	$363.85	$792.80	$155.00	1.75
Room 102	9	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	9	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.37	2,377	0.0	$363.85	$792.80	$155.00	1.75

	Existing Conditions					Proposed Conditions							Energy Impact & Financial Analysis						
Location	Fixture Quantity	Fixture Description	Control System	Watts per Fixture	Annual Operating Hours	Fixture Recommendation	Add Controls?	Fixture Quantity	Fixture Description	Control System	Watts per Fixture	Annual Operating Hours	Total Peak kW Savings	Total Annual kWh Savings	Total Annual MMBtu Savings	Total Annual Energy Cost Savings	Total Installation Cost	Total Incentives	Simple Payback w/ Incentives in Years
Restroom	1	Linear Fluorescent - T5: 4' T5 (28W) - 3L	Wall Switch	90	3,672	Relamp	No	1	LED - Linear Tubes: (3) 4' Lamps	Wall Switch	44	3,672	0.03	196	0.0	$30.05	$75.20	$15.00	2.00
Room 102A	1	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	No	1	LED - Linear Tubes: (3) 4' Lamps	Wall Switch	44	3,672	0.03	209	0.0	$31.99	$75.20	$15.00	1.88
Room 103 - Nurse Office	9	Linear Fluorescent - T5: 4' T5 (28W) - 3L	Wall Switch	90	3,672	Relamp	Yes	9	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.35	2,263	0.0	$346.40	$792.80	$155.00	1.84
Restroom	1	Linear Fluorescent - T5: 4' T5 (28W) - 3L	Wall Switch	90	3,672	Relamp	No	1	LED - Linear Tubes: (3) 4' Lamps	Wall Switch	44	3,672	0.03	196	0.0	$30.05	$75.20	$15.00	2.00
Room 119	18	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	18	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.74	4,754	0.0	$727.70	$1,585.60	$310.00	1.75
Closet	2	Linear Fluorescent - T5: 4' T5 (28W) - 3L	Wall Switch	90	3,672	Relamp	Yes	2	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.08	503	0.0	$76.98	$266.40	$50.00	2.81
Room 111	1	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	No	1	LED - Linear Tubes: (2) 4' Lamps	Wall Switch	29	3,672	0.04	270	0.0	$41.37	$58.50	$10.00	1.17
Room 119	1	Exit Signs: LED - 2 W Lamp	None	6	8,760	None	No	1	Exit Signs: LED - 2 W Lamp	None	6	8,760	0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Corridor E Wing	12	Linear Fluorescent - T5: 4' T5 (28W) - 2L	Wall Switch	60	3,672	Relamp	Yes	12	LED - Linear Tubes: (2) 4' Lamps	High/Low Control	29	2,570	0.31	2,012	0.0	$307.91	$902.00	$120.00	2.54
Corridor E Wing	2	Compact Fluorescent: 4x18 4 PIN	Wall Switch	72	3,672	Relamp	No	2	LED - Fixtures: Downlight Solid State Retrofit	Wall Switch	35	3,672	0.05	312	0.0	$47.83	$127.30	$0.00	2.66
Corridor E Wing	2	Exit Signs: LED - 2 W Lamp	None	6	8,760	None	No	2	Exit Signs: LED - 2 W Lamp	None	6	8,760	0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Room 121	1	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	No	1	LED - Linear Tubes: (3) 4' Lamps	Wall Switch	44	3,672	0.03	209	0.0	$31.99	$75.20	$15.00	1.88
Room 101F	4	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	4	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.16	1,057	0.0	$161.71	$416.80	$80.00	2.08
Restroom	1	Linear Fluorescent - T5: 4' T5 (28W) - 3L	Wall Switch	90	3,672	Relamp	No	1	LED - Linear Tubes: (3) 4' Lamps	Wall Switch	44	3,672	0.03	196	0.0	$30.05	$75.20	$15.00	2.00
Conference Room	3	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	3	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.12	792	0.0	$121.28	$341.60	$65.00	2.28
Room 101C	4	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	4	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.16	1,057	0.0	$161.71	$416.80	$80.00	2.08
Corridor Main Office	16	Linear Fluorescent - T5: 4' T5 (28W) - 3L	Wall Switch	90	3,672	Relamp	Yes	16	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.62	4,023	0.0	$615.82	$1,435.20	$280.00	1.88
Room 101B	2	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	2	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.08	528	0.0	$80.86	$266.40	$50.00	2.68
Room 101A	2	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	2	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.08	528	0.0	$80.86	$266.40	$50.00	2.68
Mian Lobby	8	Compact Fluorescent: Screw-in	Wall Switch	32	3,672	Relamp	Yes	8	LED - Fixtures: Downlight Solid State Retrofit	High/Low Control	21	2,570	0.09	584	0.0	$89.45	$909.20	$0.00	10.16
Main Lobby	16	Linear Fluorescent - T8: 4' T8 (32W) - 1L	Wall Switch	32	3,672	Relamp	Yes	16	LED - Linear Tubes: (1) 4' Lamp	High/Low Control	15	2,570	0.23	1,476	0.0	$225.96	$774.40	$80.00	3.07
200 Wing	11	Linear Fluorescent - T5: 4' T5 (28W) - 3L	Wall Switch	90	3,672	Relamp	Yes	11	LED - Linear Tubes: (3) 4' Lamps	High/Low Control	44	2,570	0.43	2,766	0.0	$423.38	$1,027.20	$165.00	2.04
201 Wing	2	Exit Signs: LED - 2 W Lamp	None	6	8,760	None	No	2	Exit Signs: LED - 2 W Lamp	None	6	8,760	0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Room 201	10	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	10	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.41	2,641	0.0	$404.28	$868.00	$170.00	1.73
Room 202	1	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	No	1	LED - Linear Tubes: (3) 4' Lamps	Wall Switch	44	3,672	0.03	209	0.0	$31.99	$75.20	$15.00	1.88

	Existing Conditions					Proposed Conditions							Energy Impact & Financial Analysis						
Location	Fixture Quantity	Fixture Description	Control System	Watts per Fixture	Annual Operating Hours	Fixture Recommendation	Add Controls?	Fixture Quantity	Fixture Description	Control System	Watts per Fixture	Annual Operating Hours	Total Peak kW Savings	Total Annual kWh Savings	Total Annual MMBtu Savings	Total Annual Energy Cost Savings	Total Installation Cost	Total Incentives	Simple Payback w/ Incentives in Years
Room 203	1	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	No	1	LED - Linear Tubes: (3) 4' Lamps	Wall Switch	44	3,672	0.03	209	0.0	$31.99	$75.20	$15.00	1.88
Room 204	2	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	2	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.08	528	0.0	$80.86	$266.40	$50.00	2.68
Restroom	1	Linear Fluorescent - T5: 4' T5 (28W) - 3L	Wall Switch	90	3,672	Relamp	No	1	LED - Linear Tubes: (3) 4' Lamps	Wall Switch	44	3,672	0.03	196	0.0	$30.05	$75.20	$15.00	2.00
Room 207	4	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	4	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.16	1,057	0.0	$161.71	$416.80	$80.00	2.08
Room 209	3	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	3	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.12	792	0.0	$121.28	$341.60	$65.00	2.28
Room 206	6	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	6	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.25	1,585	0.0	$242.57	$567.20	$110.00	1.88
Room 301	4	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	4	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.16	1,057	0.0	$161.71	$416.80	$80.00	2.08
Room 300	17	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	17	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.70	4,490	0.0	$687.28	$1,394.40	$275.00	1.63
Room 300	2	Exit Signs: LED - 2 W Lamp	None	6	8,760	None	No	2	Exit Signs: LED - 2 W Lamp	None	6	8,760	0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Room 302	2	Linear Fluorescent - T8: 3' T8 (25W) - 3L	Wall Switch	68	3,672	Relamp	No	2	LED - Linear Tubes: (3) 4' Lamps	Wall Switch	44	3,672	0.03	207	0.0	$31.67	$150.40	$30.00	3.80
Room 303	1	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	No	1	LED - Linear Tubes: (3) 4' Lamps	Wall Switch	44	3,672	0.03	209	0.0	$31.99	$75.20	$15.00	1.88
Room 304	3	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	3	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.12	792	0.0	$121.28	$341.60	$65.00	2.28
Room 305	4	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	4	LED - Linear Tubes: (2) 4' Lamps	Occupancy Sensor	29	2,570	0.19	1,228	0.0	$187.95	$350.00	$60.00	1.54
Room 306	3	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	3	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.12	792	0.0	$121.28	$341.60	$65.00	2.28
Room 118	2	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	2	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.08	528	0.0	$80.86	$266.40	$50.00	2.68
Corridor F	12	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	12	LED - Linear Tubes: (2) 4' Lamps	Occupancy Sensor	29	2,570	0.57	3,684	0.0	$563.86	$902.00	$120.00	1.39
Corridor F	2	Exit Signs: LED - 2 W Lamp	None	6	8,760	None	No	2	Exit Signs: LED - 2 W Lamp	None	6	8,760	0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Womens Restroom	3	Linear Fluorescent - T5: 4' T5 (28W) - 3L	Wall Switch	90	3,672	Relamp	Yes	3	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.12	754	0.0	$115.47	$495.60	$80.00	3.60
Mens Restroom	3	Linear Fluorescent - T5: 4' T5 (28W) - 3L	Wall Switch	90	3,672	Relamp	Yes	3	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.12	754	0.0	$115.47	$495.60	$80.00	3.60
Room 124	10	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	10	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.41	2,641	0.0	$404.28	$868.00	$170.00	1.73
Room 126	9	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	9	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.37	2,377	0.0	$363.85	$792.80	$155.00	1.75
Boys Restroom	3	Linear Fluorescent - T5: 4' T5 (28W) - 3L	Wall Switch	90	3,672	Relamp	Yes	3	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.12	754	0.0	$115.47	$341.60	$65.00	2.40
Room 125C	1	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	No	1	LED - Linear Tubes: (3) 4' Lamps	Wall Switch	44	3,672	0.03	209	0.0	$31.99	$75.20	$15.00	1.88
Kitchen	7	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	7	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.29	1,849	0.0	$283.00	$642.40	$125.00	1.83
Kitchen	2	U-Bend Fluorescent - T8: U T8 (32W) - 2L	Wall Switch	62	3,672	Relamp	No	2	LED - Linear Tubes: (2) U-Lamp	Wall Switch	33	3,672	0.04	245	0.0	$37.49	$126.40	$0.00	3.37

	Existing Conditions					Proposed Conditions							Energy Impact & Financial Analysis						
Location	Fixture Quantity	Fixture Description	Control System	Watts per Fixture	Annual Operating Hours	Fixture Recommendation	Add Controls?	Fixture Quantity	Fixture Description	Control System	Watts per Fixture	Annual Operating Hours	Total Peak kW Savings	Total Annual kWh Savings	Total Annual MMBtu Savings	Total Annual Energy Cost Savings	Total Installation Cost	Total Incentives	Simple Payback w/ Incentives in Years
Kitchen	1	Exit Signs: LED - 2 W Lamp	None	6	8,760	None	No	1	Exit Signs: LED - 2 W Lamp	None	6	8,760	0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Cafeteria	16	Linear Fluorescent - T5: 4' T5 (28W) - 3L	Wall Switch	90	3,672	Relamp	Yes	16	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.62	4,023	0.0	$615.82	$1,435.20	$280.00	1.88
Cafeteria	2	Exit Signs: LED - 2 W Lamp	None	6	8,760	None	No	2	Exit Signs: LED - 2 W Lamp	None	6	8,760	0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Room 123B	2	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	2	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.08	528	0.0	$80.86	$266.40	$50.00	2.68
Room 123A	4	Linear Fluorescent - T5: 4' T5 (28W) - 2L	Wall Switch	60	3,672	Relamp	Yes	4	LED - Linear Tubes: (2) 4' Lamps	Occupancy Sensor	29	2,570	0.10	671	0.0	$102.64	$350.00	$60.00	2.83
Room 123D	2	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	2	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.08	528	0.0	$80.86	$266.40	$50.00	2.68
Room 123C	2	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	3,672	Relamp	Yes	2	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	2,570	0.08	528	0.0	$80.86	$266.40	$50.00	2.68
Court Yard East	10	LED - Fixtures: Outdoor Wall-Mounted Area Fixture	Daylight Dimming	26	4,380	None	No	10	LED - Fixtures: Outdoor Wall-Mounted Area Fixture	Daylight Dimming	26	4,380	0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Court Yard East	2	Linear Fluorescent - T8: 4' T8 (32W) - 2L	Daylight Dimming	62	4,380	Relamp	No	2	LED - Linear Tubes: (2) 4' Lamps	Daylight Dimming	29	4,380	0.04	332	0.0	$50.88	$117.00	$20.00	1.91
Exterior Perimeter	6	Linear Fluorescent - T8: 4' T8 (32W) - 2L	Daylight Dimming	62	4,380	Relamp	No	6	LED - Linear Tubes: (2) 4' Lamps	Daylight Dimming	29	4,380	0.13	997	0.0	$152.65	$351.00	$60.00	1.91
Room 150	5	Linear Fluorescent - T8: 4' T8 (32W) - 3L	Wall Switch	93	4,992	Relamp	Yes	5	LED - Linear Tubes: (3) 4' Lamps	Occupancy Sensor	44	3,494	0.21	1,795	0.0	$274.80	$492.00	$95.00	1.44
Exterior Perimeter	17	Compact Fluorescent: Recessed 1x26 4-pin	Daylight Dimming	26	4,380	Relamp	No	17	LED - Fixtures: Downlight Solid State Retrofit	Daylight Dimming	18	4,380	0.09	685	0.0	$104.85	$1,082.05	$0.00	10.32
Court Yard West	9	LED - Fixtures: Outdoor Wall-Mounted Area Fixture	Daylight Dimming	26	4,380	None	No	9	LED - Fixtures: Outdoor Wall-Mounted Area Fixture	Daylight Dimming	26	4,380	0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Walkway Light	9	Metal Halide: (1) 250W Lamp	Daylight Dimming	295	4,380	Fixture Replacement	No	9	LED - Fixtures: Outdoor Pole/Arm-Mounted Area/Roadway Fixture	Daylight Dimming	75	4,380	1.30	9,973	0.0	$1,526.48	$17,576.94	$900.00	10.93

Motor Inventory & Recommendations

		Existing Conditions						Proposed Conditions				Energy Impact & Financial Analysis						
Location	Area(s)/System(s) Served	Motor Quantity	Motor Application	HP Per Motor	Full Load Efficiency	VFD Control?	Annual Operating Hours	Install High Efficiency Motors?	Full Load Efficiency	Install VFDs?	Number of VFDs	Total Peak kW Savings	Total Annual kWh Savings	Total Annual MMBtu Savings	Total Annual Energy Cost Savings	Total Installation Cost	Total Incentives	Simple Payback w/ Incentives in Years
Room 148 - Mechanical Room	Heating Hot Water System	2	Heating Hot Water Pump	5.0	86.0%	No	2,745	No	86.0%	Yes	2	1.31	10,358	0.0	$1,585.36	$6,551.70	$0.00	4.13
Room 148 - Mechanical Room	Heating Hot Water System	5	Heating Hot Water Pump	1.0	82.5%	No	2,745	No	82.5%	No		0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Rooftop	Room 107	1	Exhaust Fan	0.3	71.0%	No	2,745	No	71.0%	No		0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Rooftop	Room 118	1	Exhaust Fan	0.5	71.0%	No	2,745	No	71.0%	No		0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Rooftop	Room 126	1	Exhaust Fan	0.3	71.0%	No	2,745	No	71.0%	No		0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Rooftop	Room 163	1	Exhaust Fan	0.8	71.0%	No	2,745	No	71.0%	No		0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Rooftop	Room 166	1	Exhaust Fan	0.3	71.0%	No	2,745	No	71.0%	No		0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Rooftop	Room 176	1	Exhaust Fan	0.3	71.0%	No	2,745	No	71.0%	No		0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Rooftop	Room 191	1	Exhaust Fan	0.8	71.0%	No	2,745	No	71.0%	No		0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Rooftop	Room 201	1	Exhaust Fan	0.3	71.0%	No	2,745	No	71.0%	No		0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Rooftop	Room 208	1	Exhaust Fan	0.5	71.0%	No	2,745	No	71.0%	No		0.00	0	0.0	$0.00	$0.00	$0.00	0.00
School	Air Distribution System	43	Other	0.3	71.0%	No	2,745	No	71.0%	No		0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Room 148 - Mechanical Room	Domestic Hot Water	1	Other	0.1	71.0%	No	2,745	No	71.0%	No		0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Rooftop	Building Air Distribution System	2	Supply Fan	25.0	94.5%	Yes	2,745	No	94.5%	No		0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Rooftop	Building Air Distribution System	2	Return Fan	5.0	88.5%	No	2,745	No	88.5%	No		0.00	0	0.0	$0.00	$0.00	$0.00	0.00

Electric HVAC Inventory & Recommendations

		Existing Conditions				Proposed Conditions								Energy Impact & Financial Analysis						
Location	Area(s)/System(s) Served	System Quantity	System Type	Cooling Capacity per Unit (Tons)	Heating Capacity per Unit (kBtu/hr)	Install High Efficiency System?	System Quantity	System Type	Cooling Capacity per Unit (Tons)	Heating Capacity per Unit (kBtu/hr)	Cooling Mode Efficiency (SEER/EER)	Heating Mode Efficiency (COP)	Install Dual Enthalpy Economizer?	Total Peak kW Savings	Total Annual kWh Savings	Total Annual MMBtu Savings	Total Annual Energy Cost Savings	Total Installation Cost	Total Incentives	Simple Payback w/ Incentives in Years
Rooftop	School - RTU1	1	Packaged AC	30.00		No							No	0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Rooftop	Server Room	1	Split-System AC	0.80		No							No	0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Rooftop	Electrical Room	1	Split-System AC	2.00		No							No	0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Rooftop	School - RTU2	1	Packaged AC	55.00		No							No	0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Rooftop	School - RTU3	1	Packaged AC	55.00		No							No	0.00	0	0.0	$0.00	$0.00	$0.00	0.00

Fuel Heating Inventory & Recommendations

		Existing Conditions			Proposed Conditions						Energy Impact & Financial Analysis						
Location	Area(s)/System(s) Served	System Quantity	System Type	Output Capacity per Unit (MBh)	Install High Efficiency System?	System Quantity	System Type	Output Capacity per Unit (MBh)	Heating Efficiency	Heating Efficiency Units	Total Peak kW Savings	Total Annual kWh Savings	Total Annual MMBtu Savings	Total Annual Energy Cost Savings	Total Installation Cost	Total Incentives	Simple Payback w/ Incentives in Years
Rooftop	School - RTU1	1	Furnace	283.50	No						0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Rooftop	School - RTU2	1	Furnace	400.00	No						0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Rooftop	School - RTU3	1	Furnace	400.00	No						0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Room 148 - Mechanical Room	School	5	Non-Condensing Hot Water Boiler	346.00	No						0.00	0	0.0	$0.00	$0.00	$0.00	0.00

DHW Inventory & Recommendations

		Existing Conditions		Proposed Conditions						Energy Impact & Financial Analysis						
Location	Area(s)/System(s) Served	System Quantity	System Type	Replace?	System Quantity	System Type	Fuel Type	System Efficiency	Efficiency Units	Total Peak kW Savings	Total Annual kWh Savings	Total Annual MMBtu Savings	Total Annual Energy Cost Savings	Total Installation Cost	Total Incentives	Simple Payback w/ Incentives in Years
Room 148 -Mechanical Room	Domestic Hot Water System	2	Storage Tank Water Heater (> 50 Gal)	No						0.00	0	0.0	$0.00	$0.00	$0.00	0.00

Commercial Refrigerator/Freezer Inventory & Recommendations

	Existing Conditions			Proposed Condi	Energy Impact & Financial Analysis						
Location	Quantity	Refrigerator/ Freezer Type	ENERGY STAR Qualified?	Install ENERGY STAR Equipment?	Total Peak kW Savings	Total Annual kWh Savings	Total Annual MMBtu Savings	Total Annual Energy Cost Savings	Total Installation Cost	Total Incentives	Simple Payback w/ Incentives in Years
Room 146 Kitchen	2	Stand-Up Refrigerator, Solid Door (31 - 50 cu. ft.)	Yes	No	0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Room 146 Kitchen	1	Stand-Up Refrigerator, Glass Door (31 - 50 cu. ft.)	Yes	No	0.00	0	0.0	$0.00	$0.00	$0.00	0.00

Cooking Equipment Inventory & Recommendations

	Existing Conditions			Proposed Conditions	Energy Impact & Financial Analysis						
Location	Quantity	Equipment Type	High Efficiency Equipement?	Install High Efficiency Equipment?	Total Peak kW Savings	Total Annual kWh Savings	Total Annual MMBtu Savings	Total Annual Energy Cost Savings	Total Installation Cost	Total Incentives	Simple Payback w/ Incentives in Years
Room 146 Kitchen	1	Gas Convection Oven (Full Size)	Yes	No	0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Room 146 Kitchen	1	Gas Combination Oven/Steam Cooker (<15 Pans)	Yes	No	0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Room 146 Kitchen	1	Gas Convection Oven (Half Size)	Yes	No	0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Room 146 Kitchen	1	Insulated Food Holding Cabinet (Full Size)	Yes	No	0.00	0	0.0	$0.00	$0.00	$0.00	0.00
Room 146 Kitchen	3	Insulated Food Holding Cabinet (1/2 Size)	Yes	No	0.00	0	0.0	$0.00	$0.00	$0.00	0.00

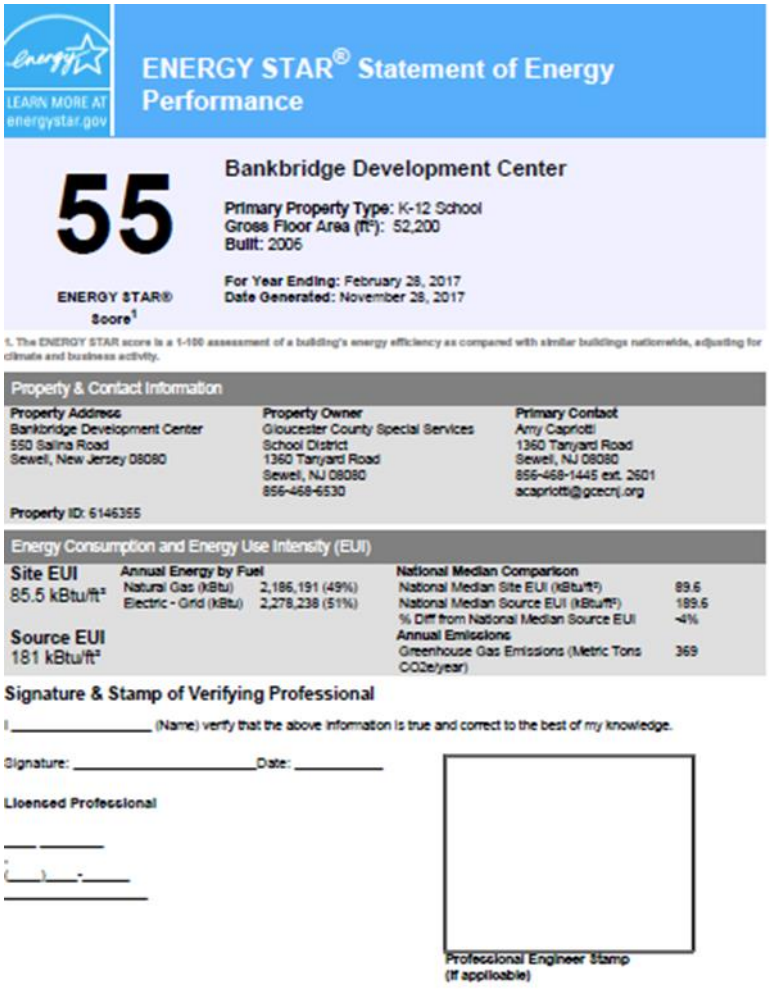
Dishwasher Inventory & Recommendations

	Existing Conditions					Proposed Conditions	Energy Impact & Financial Analysis						
Location	Quantity	Dishwasher Type	Water Heater Fuel Type	Booster Heater Fuel Type	ENERGY STAR Qualified?	Install ENERGY STAR Equipment?	Total Peak kW Savings	Total Annual kWh Savings	Total Annual MMBtu Savings	Total Annual Energy Cost Savings	Total Installation Cost	Total Incentives	Payback w/ Incentives in Years
Room 146 - Kitchen	1	Single Tank Conveyor (High Temp)	Electric	N/A	Yes	No	0.00	0	0.0	$0.00	$0.00	$0.00	0.00

Plug Load Inventory

	Existing Conditions			
Location	Quantity	Equipment Description	Energy Rate (W)	ENERGY STAR Qualified?
School	103	Desktop/LCD Monitor	204.0	Yes
School	5	Copy Machine	850.0	Yes
School	5	Printer	245.0	Yes
School	18	Refrigerator	275.0	Yes
School	17	Microwave	1,000.0	No
School	3	Coffee Maker	950.0	No
School	7	Toaster	1,000.0	No
Sever Room	1	Server Rack	5,000.0	Yes

Appendix B: ENERGY STAR® Statement of Energy Performance



ENERGY STAR® Statement of Energy Performance

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ENERGY STAR® Score[1]

Bankbridge Development Center

Primary Property Type: K-12 School
Gross Floor Area (ft²): 52,200
Built: 2006

For Year Ending: February 28, 2017
Date Generated: November 28, 2017

1. The ENERGY STAR score is a 1-100 assessment of a building's energy efficiency as compared with similar buildings nationwide, adjusting for climate and business activity.

Property & Contact Information

Property Address	Property Owner	Primary Contact
Bankbridge Development Center 550 Salina Road Sewell, New Jersey 08080	Gloucester County Special Services School District 1360 Tanyard Road Sewell, NJ 08080 856-468-6530	Amy Capriotti 1360 Tanyard Road Sewell, NJ 08080 856-468-1445 ext. 2601 acapriotti@gcecnj.org

Property ID: 6146355

Energy Consumption and Energy Use Intensity (EUI)

Site EUI
85.5 kBtu/ft²

Source EUI
181 kBtu/ft²

Annual Energy by Fuel	
Natural Gas (kBtu)	2,186,191 (49%)
Electric - Grid (kBtu)	2,278,238 (51%)

National Median Comparison	
National Median Site EUI (kBtu/ft²)	89.6
National Median Source EUI (kBtu/ft²)	189.6
% Diff from National Median Source EUI	-4%
Annual Emissions	
Greenhouse Gas Emissions (Metric Tons CO2e/year)	369

Signature & Stamp of Verifying Professional

I _____ (Name) verify that the above information is true and correct to the best of my knowledge.

Signature: _____ Date: _____

Licensed Professional

___ _____
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(___)___-____
_____

Professional Engineer Stamp
(If applicable)