

A stylized graphic on the left side of the slide. It features two dark green mountain peaks of different heights. Below the mountains is a dark green wavy band representing a forest or a body of land. At the bottom is a blue wavy band representing water. The entire graphic is composed of solid-colored shapes with no outlines.

# Energy Savings Performance Contract

Department of County Assets  
*Facilities and Property Management*

# Energy Savings Performance Contract //Background



- Performance contracting is a key component of our *Strategic Energy Management Plan*
- Supported as a means to address energy availability
  - US. EPA Department of Energy
  - Oregon Department of Energy
  - Energy Trust of Oregon
- Methodology approved by PCRB in December 2012
  - Make sure we are employing industry best practices
  - Evaluate emerging technology applications
  - Learn from the process and apply successes in the rest of our buildings
- Report Status to BCC at contracting milestones



## Acronyms and Terminology

- **ESCO ~ Energy Savings Company** *a business that provides a broad range of energy solutions including the added capacity to complete energy work in addition to ongoing operations*
- **ESPC ~ Energy Savings Performance Contract** *a contracting methodology authorizing an ESCO to approach energy work in phases*
  - Provide an evaluation
  - Develop and recommend a scope of work
  - Evaluate and propose Financing Options
  - Manage Capital Improvement Projects
- **TEA ~ Technical Energy Audit** *is an investment grade evaluation that identifies cost effective opportunities to save utility expenses through engineering and economic analysis*
- **PDP ~ Project Development Plan** *is the process of walking through TEA details with the contractor and shaping an energy project that reaches organizational goals*



# Status Report // Energy Work to Date

- **RFQ issued for an ESPC** **December 2012**
- **Ameresco/Quantum selected** **March 2013**
- **Phase 1 ESPC Contract Authorized** **April 2013**
  - **System Evaluation**
    - Interviews and Walkthroughs **June 2013**
    - Preliminary Utility Evaluation **July 2013**
    - Cooling Equipment **August 2013**
    - Water Devices **September 2013**
    - Lighting Systems **October 2013**
    - Controls **November 2013**
    - Heating Equipment **December 2013**
    - Solar Hot Water **January 2014**
- **Technical Energy Audit Complete** **March 2014**
- **Audit Report Delivered** **April 2014**
- **Report progress to BCC** **April 22, 2014**



- ## Company overview

*We are an independent energy efficiency company, which allows our clients to choose renewable energy and energy efficiency equipment and strategies from a full spectrum of manufacturers and services, providing best-in-class solutions tailored to each client's specific needs and budget.*

- ## Experience with ESPC's

*Ameresco has performed well over \$100 Million of ESPC work in schools, government offices, library and correction facilities in Oregon and Washington. Our project team is located in Portland.*

- ## Understanding Multnomah County's Goals

- Stewardship of public money
- Climate Action Planning
- Workforce Development



# Energy Savings Performance Contract // Objectives



- First part of a two part audit includes a *Total System Evaluation* of 5 County Facilities
  - Mead Building
  - Juvenile Justice Complex
  - Inverness Jail
  - Multnomah County East
  - Midland Library
- Focused on indentifying energy saving projects that yield an aggregate 10 year simple payback
- The buildings assessed were at or below industry averages for energy use in similar facilities
- Still, opportunities exist in each building to reduce energy and water consumption, save money and reach organizational goals







## ☐ Internal Project Assessment

- Facilities and Property Management
- Department of County Assets
- Budget and Finance

## ☐ Review and Discussion of opportunities

- What's recommended?
- What makes sense ?
- What is planned or in progress?
- What is a priority for operations?

## ☐ Return in the fall with Recommendations as a part of the FAC-1 Process



# Energy Savings Performance Contract // Questions

