

National Housing & Rehabilitation Association

Asset Management Conference

June 3-4, 2019 Minneapolis, MN





Elevate Energy – Smarter Energy use for All



We help people do more with less energy.



We design and implement programs that reduce costs and protect people and the environment.



We ensure the economic and social benefits of clean and efficient energy use reach those who need them most.

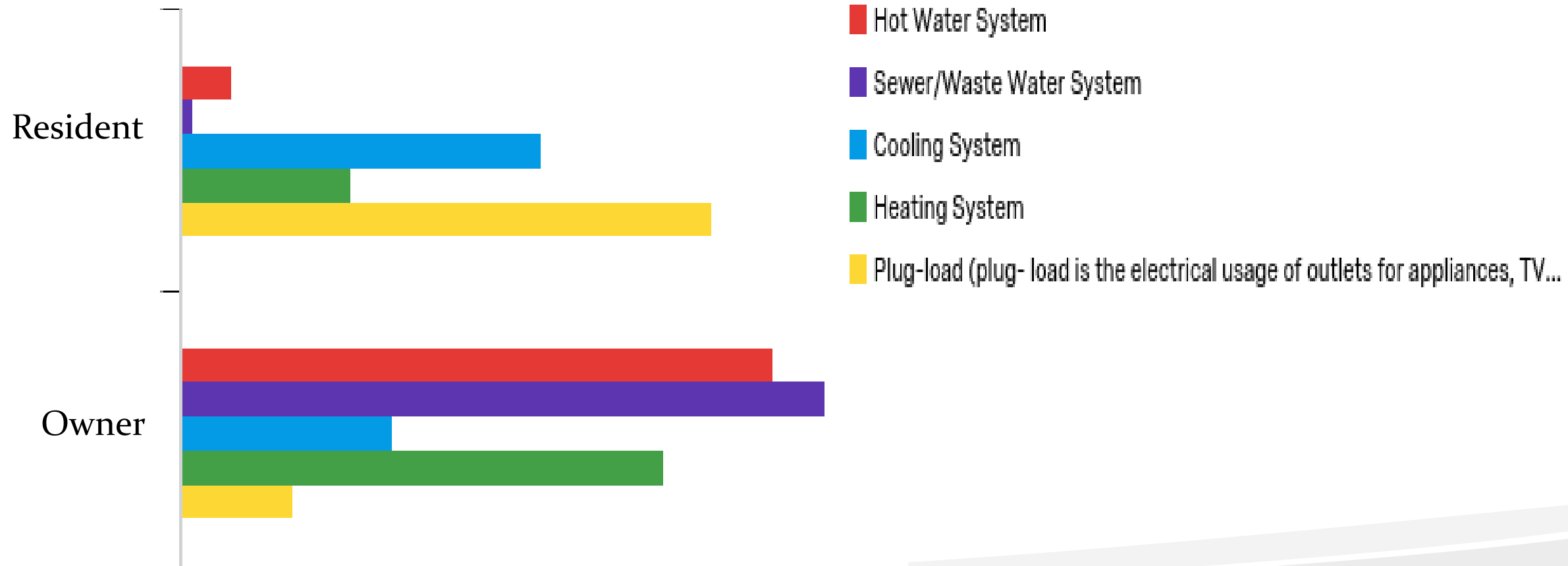


Survey Demographics

- Total number of units - 17,400
- 80% of respondents use their own maintenance staff
- 70% of respondents represent general use housing
- 62% receive one or more types of public, local, state, or federal affordable housings

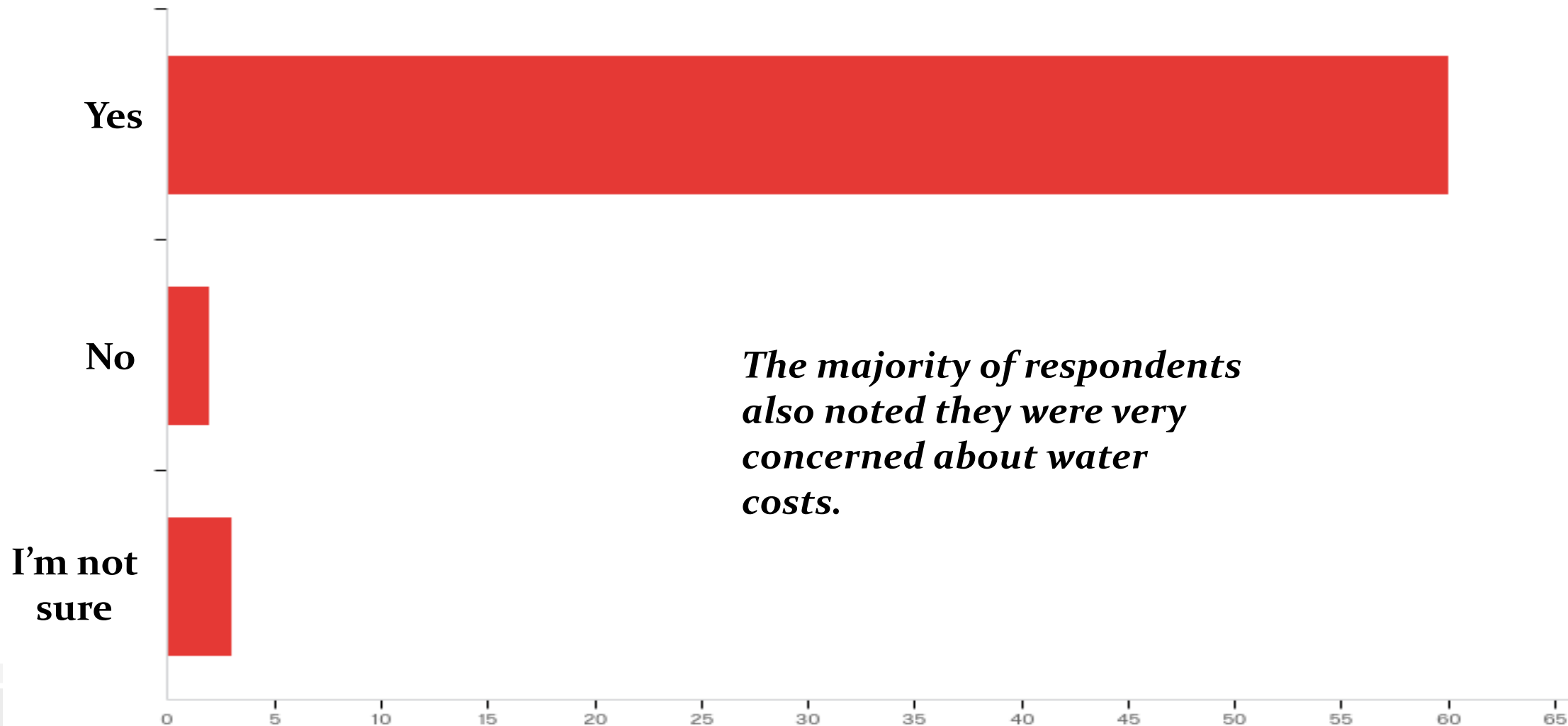


Who pays?



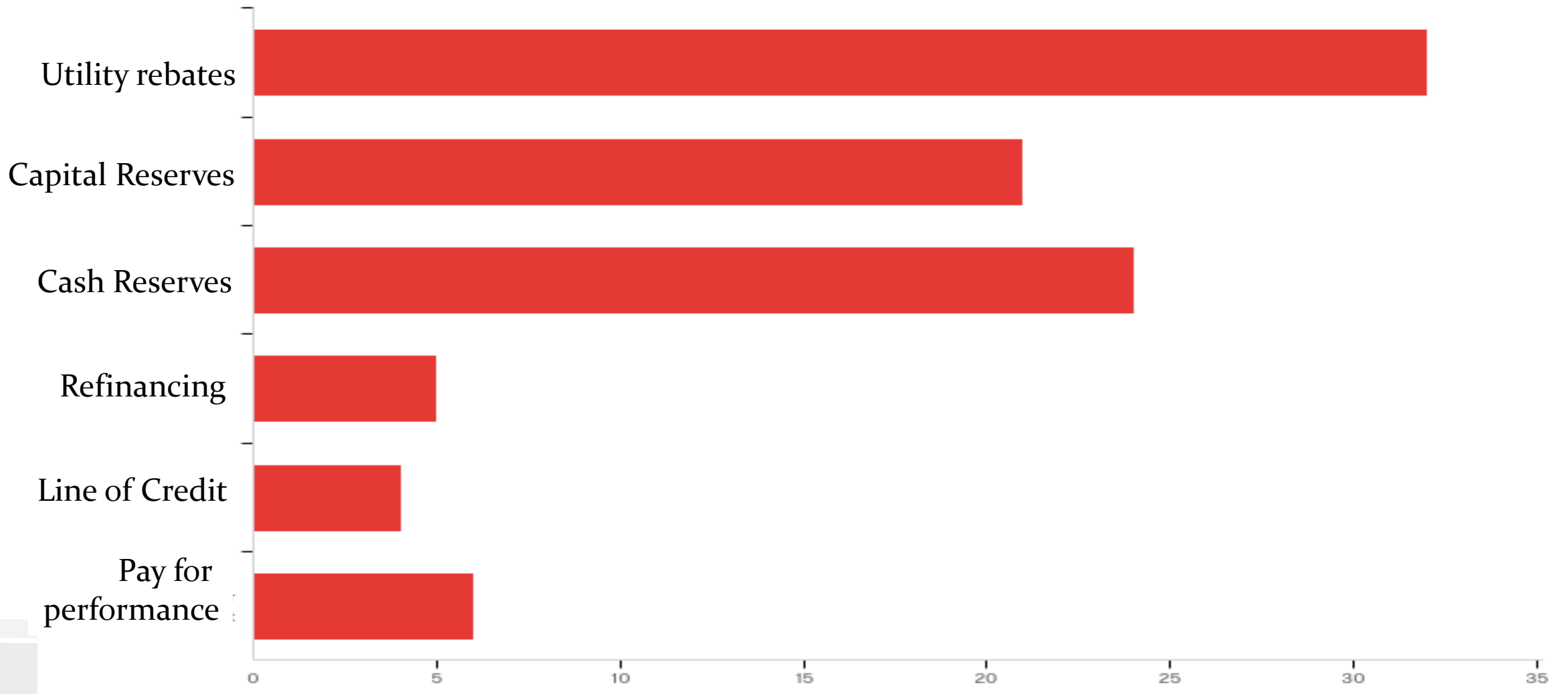


Percentage of respondents that noticed an increase in water costs in the last year.

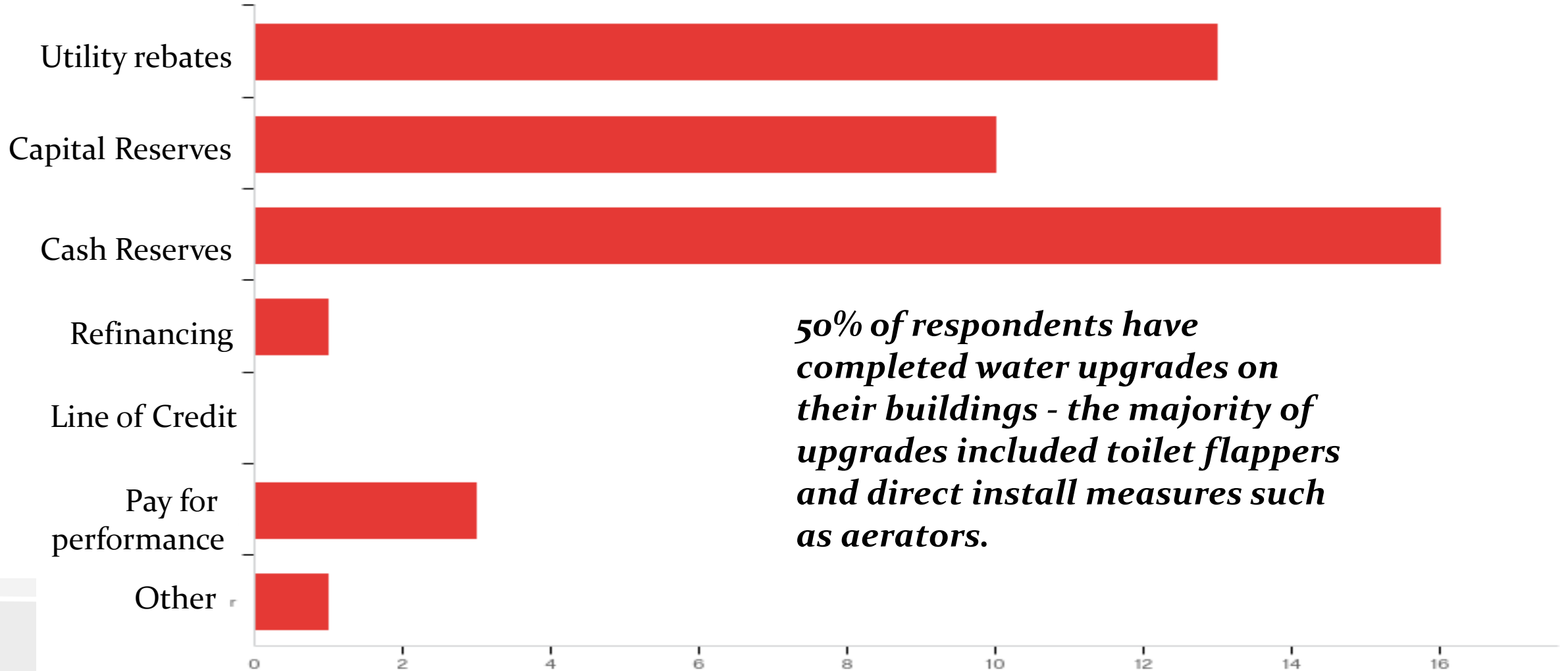


The majority of respondents also noted they were very concerned about water costs.

70% or respondents completed energy retrofits on their properties - the majority used rebates and cash reserves to pay for the upgrades

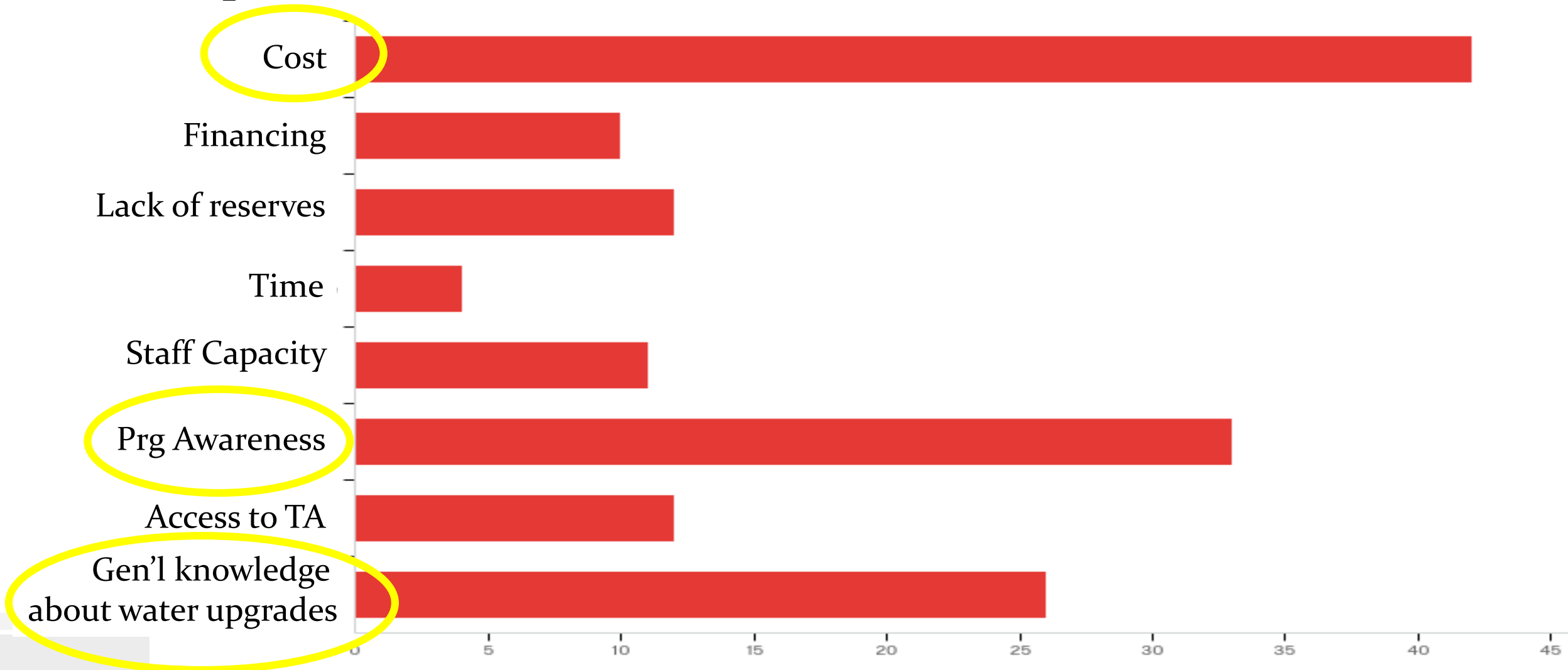


Of the 50% of respondents that completed water upgrades, the majority paid for them with utility rebates and cash reserves.

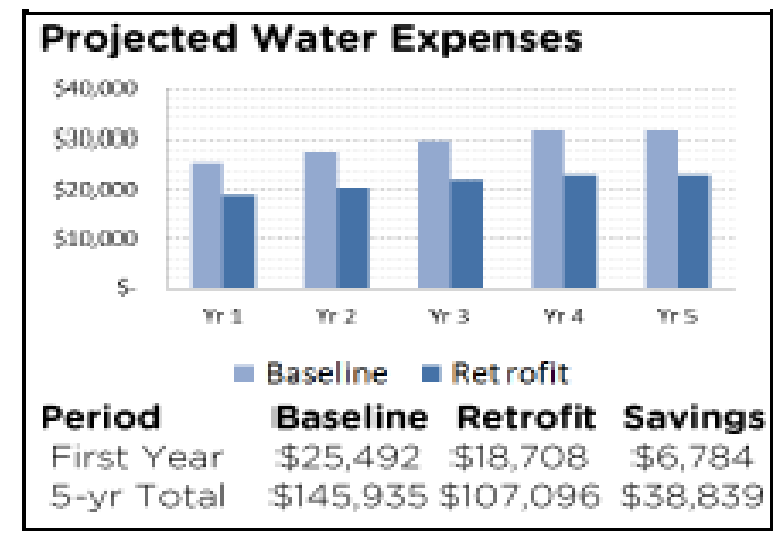
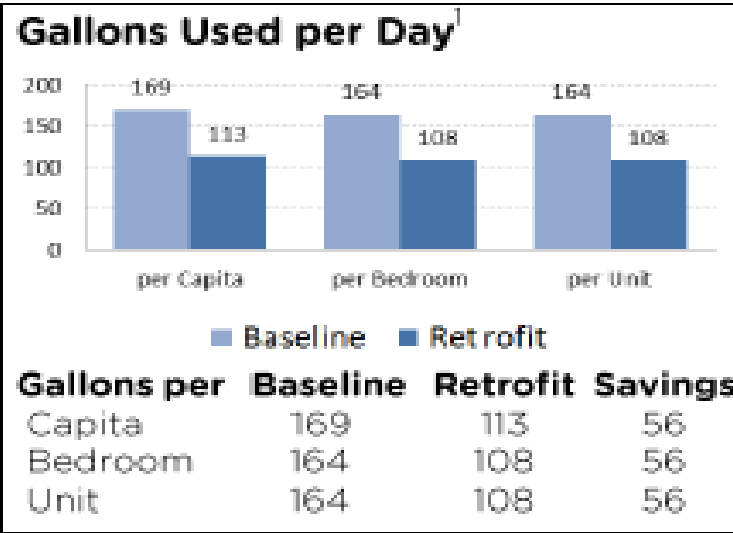


50% of respondents have completed water upgrades on their buildings - the majority of upgrades included toilet flappers and direct install measures such as aerators.

The top obstacles to implementing water efficiency improvements include:



Case Study – 57 unit building, Chicago, IL



Recommendations	Percent of Facility Retrofit	Total Estimated Cost	Annual Utility Savings	Annual Expense Savings	Upgrade Lifetime	Payback Period	SIR
1. Replace Faucet Aerators – Bathroom, 1.5 gpf	100%	\$570	92,856	\$708	10 years	10 months	12.41
2. Repair Toilets – Gravity fed, 1.28 gpf	39%	\$1,430	293,349	\$2,235	5 years	8 months	7.82
3. Replace Toilets – Gravity fed, 1.28 gpf	60%	\$12,495	440,151	\$3,354	10 years	45 months	2.68
Totals	–	\$14,495	826,356	\$6,297	–	28 months	–



Summary

- Benchmarking and maintaining a record of water usage is important to maintaining savings and identifying possible leaks
- Payback for water upgrades are generally quick but operation and maintenance is key to maintaining savings
- Equipment selection is critical to success

 Thank you!

Abigail Corso, PE
Elevate Energy
773.321-2663



ELEVATE ENERGY
Smarter energy use for all

Abigail.corso@elevateenergy.org