

CASE STUDY

“Checking Out” Energy Efficiency at the Center Street Library



SCOPE

As part of an effort to identify opportunities for energy conservation and cost savings, the City of Milwaukee’s Center Street Library contracted Edison Energy to perform a retro-commissioning study on the 16,150 sq. ft. facility. The Center Street Library was interested in improving the overall function of the building, and was committed to making the necessary changes that would ultimately provide cost savings and reduced energy usage.

Upon completion, Edison Energy determined that the Library’s actuator was disconnected from the open damper shaft. By reconnecting and closing the outdoor air damper, it was able to stop the excess outside air from entering. The study also investigated proper economizer controls to leverage cooler outside air instead of paying to mechanically cool the air when the outdoor air conditions are favorable.

The project also investigated optimized boiler controls and implemented hot water temperature reset from 180°F to 140°F based on outside air temperature. This process saved natural gas while improving interior comfort levels.

CLIENT

City of Milwaukee

MARKET

Public Sector

OFFERINGS

Retro-Commissioning

PROJECT RESULTS & KEY METRICS:

Square Feet:	16,150
Estimated Project Cost:	\$10,000
Annual Energy Savings:	\$5,200
Focus on Energy Incentive:	\$7,030
Economic Payback:	.57 years

Measures Completed:

- › Outside air intake optimization
- › Hot water supply reset
- › Schedule optimization
- › Economizer optimization





Express Building Tune-Up (EBTU) Incentive

Business customers of participating Wisconsin electric and natural gas utilities with facilities at least five years old and up to 100,000 square feet (per site) may qualify. Contact Edison Energy to learn more!

CUSTOMER VALUE

The results of the study will reap \$5,200 in annual savings for the Center Street Library, with a simple payback of less than a year.

Through the measures conducted by Edison Energy, the Library was able to increase their energy efficiency while significantly cutting back on operational costs.

As a certified Trade Ally for the Focus on Energy Program, Edison Energy was able to assist the Center Street Library in applying for the Program's Express Building Tune-Up (EBTU) incentive. Upon acceptance, the Library was able to receive a \$7,030 incentive.

Edison Energy, an independent advisory and services company, recognizes energy is the largest unaddressed risk faced by most companies, and can exceed foreign currency, interest rate and other operational risks. Providing advanced analytic capabilities, we create competitive advantage for global market leaders by quantifying this risk and designing the portfolio solution to protect shareholder value threatened by complex energy policies, technological advancements and new products.

ABOUT FOCUS ON ENERGY

Focus on Energy, Wisconsin utilities' statewide program for energy efficiency and renewable energy, helps eligible residents and businesses save energy and money while protecting the environment. Focus on Energy information, resources and financial incentives help to implement energy efficiency and renewable energy projects that otherwise would not be completed.

“ Edison Energy's trusted expertise and customer commitment makes them a valuable partner to the Trade Ally program and a dependable asset in ensuring project success.”

TOM DRAGOTTA

*Regional Energy Advisor Lead
Focus on Energy*