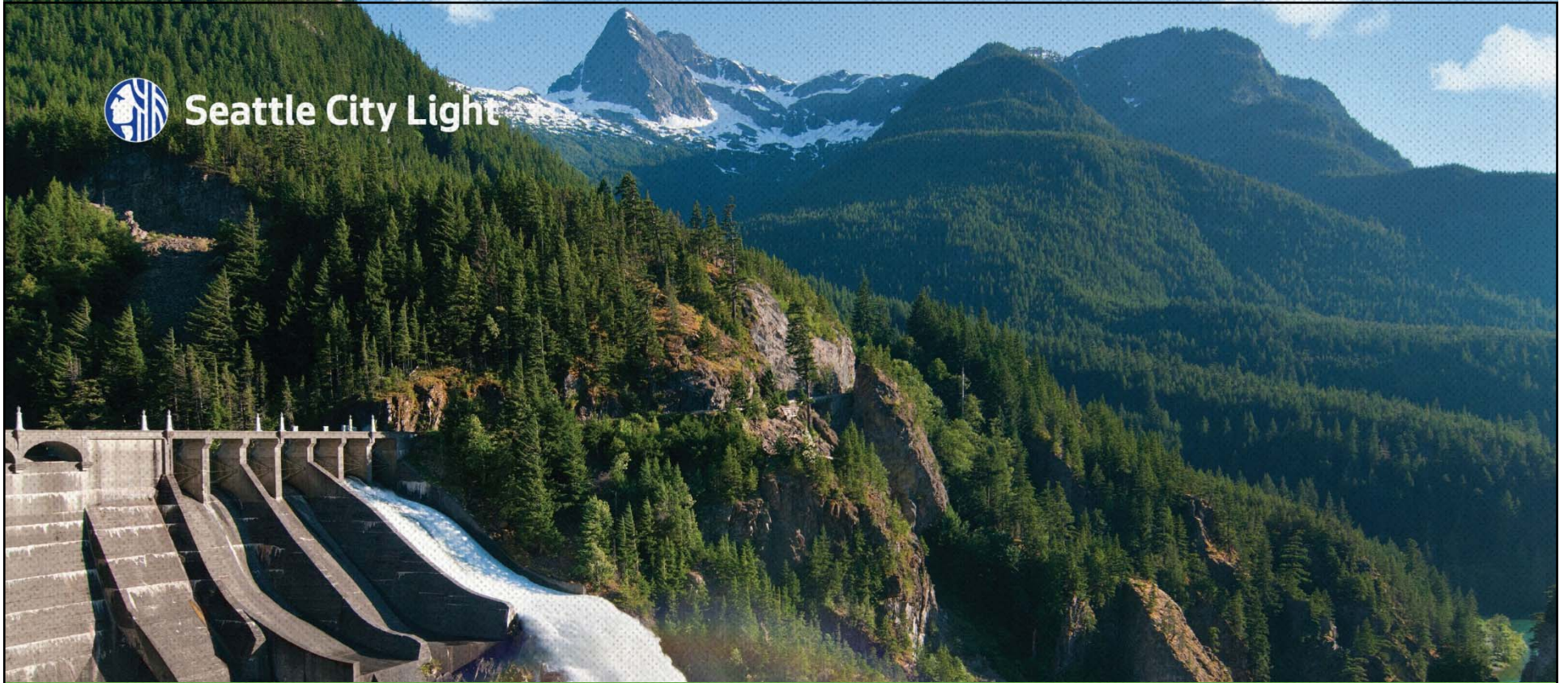




Seattle City Light



TUNE-UP ACCELERATOR

Incentive Offerings

Ted Brown| February 13, 2018



TUNE-UP ACCELERATOR PROGRAM INCENTIVES

- Basic Tune-Up Incentive
- Tune-Up Plus & Building Renewal
 - Simple rebates
 - Advanced Rooftop Controls (ARC)
 - Standard Rebates
 - HVAC replacement
 - Lighting Retrofits
 - Includes lighting controls, LED exit signs
 - Custom Incentives
 - Variable Speed Drives
 - HVAC Controls



TUNE-UP ACCELERATOR OPPORTUNITY


Accelerator Building Portfolio Electric Use Profile	
Avg. SqFt	70,426
Average Annual kWh	1,076,344
Median Annual Total kWh	786,950
Avg. kWh SqFt, Yr.	15.0
Avg. CBECS Bldg. kWh/ SqFt	13.2
kWh / SqFt above Avg.	1.8
% Elec. Consumption above Avg.	13.8%
Median Energy Star Score	71
Average Energy Star Score	63.4

Source: 2015 Seattle building benchmark data



TUNE-UP ACCELERATOR INCENTIVE FUNDING

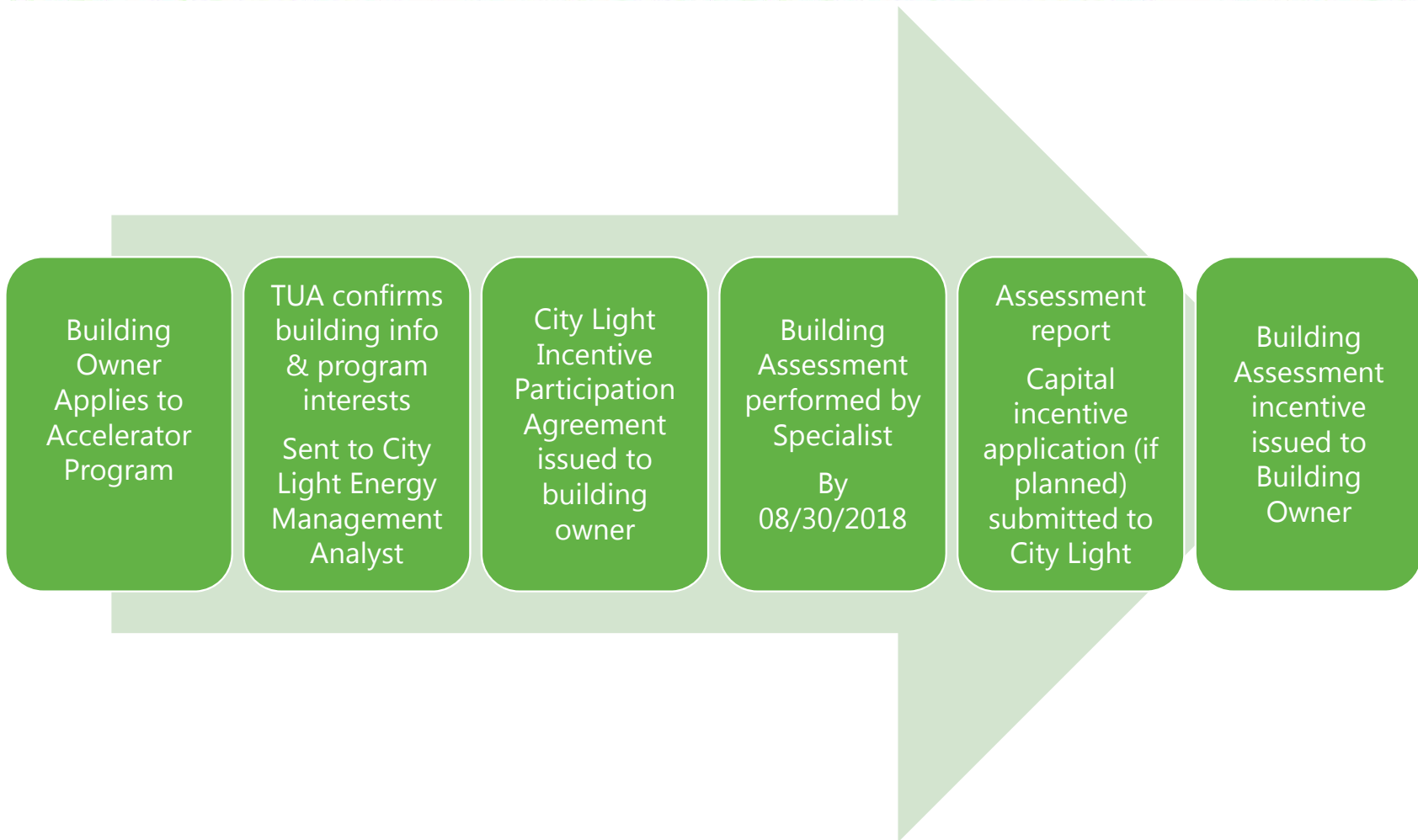
- Up to \$0.12 per SqFt for successful completion of Accelerator Program “Basic Tune-Up”
 - \$0.03 per SqFt paid upon completion of tune-up assessment by qualified tune-up specialist
 - \$0.09 per SqFt paid upon completion of tune-up
 - Required tune-up corrective actions completed & Tune-Up Accelerator Summary Report submitted
 - Cost of Tune-Up submitted
 - Incentive capped at 70% of tune-up costs
 - professional and tune-up services
- Pilot test of Virtual Energy Assessments
 - Available for ~60 buildings w/ interval meters



Only
Available to
accelerator
participants



ACCELERATOR INCENTIVE- ASSESSMENT PHASE



ACCELERATOR INCENTIVE- TUNE-UP PHASE

Tune-Up completed &
TUA Summary Report
submitted

By
06/30/2019



Completion notice
provided to City Light
by OSE
(Submit Tune-up
invoices/ costs)

Final Tune-Up
Incentive issued to
Building Owner



OPERATING HOURS WORKSHEET

- Quantify operational changes from tune-ups
 - Includes calculator- enter schedule, hours populate


Seattle City Light


Tune-Up Accelerator Incentive - Operating Hours Worksheet

Date

Seattle Benchmark Building ID

Seattle City Light Project #

Facility/ Building Name

Worksheet completed by (Tune-Up Specialist)

Instructions
 Use this spreadsheet to detail annual operating hours of the primary HVAC and lighting systems pre and post tune-up. The "Daily Schedule Calculator" tab is an optional tool to quickly calculate operating hours based on start / stop schedules for each building space. In many cases HVAC and lighting hours will be the same, but there are separate entries for lighting and HVAC for buildings where they differ.

1. Enter the generic space name (Whole building, Office 1, restaurant, etc....) There may only be one or two primary space types, but up to five can be selected.

- a. Individual space types need **only** be listed if they are significant energy uses (~20%+) with an operating schedule that differs significantly from other building space uses.

 2. Choose the primary space use(s) in the building from the drop down menu.
 3. Enter the Annual operating hours noted during the initial Tune-Up assessment, and estimated annual hours post tune-up in the green shaded cells.

- a. **ONLY** enter separate HVAC and lighting hours if there is => 10% variation between the two schedules.
- b. If you are using the "Daily Schedule Calculator" Tab the annual hours will automatically populate in each space # based on the daily system schedule entered.
- c. Manual entry of annual operating hours will overwrite formulas from the calculator tab

Operating Hours- Primary Building Spaces			HVAC SYSTEM			LIGHTING		
Space #	Space Name- List separately only if a space uses 20% or more of building energy	Space End Use (Type)	Assessed Date:			Initial Annual Lighting Operating Hours (Assessment Phase)	Post Tune-Up Annual Lighting Operating Hours	% Reduction (Change)
			Initial Annual HVAC Operating Hours (Assessment Phase)	Post Tune-Up Annual HVAC Operating Hours	% Reduction (Change)			
Space #1			-	-	-	-	-	-
Space #2			-	-	-	-	-	-
Space #3			-	-	-	-	-	-
Space #4			-	-	-	-	-	-
Space #5			-	-	-	-	-	-



TUNE-UP INCENTIVE EXAMPLE

Accelerator Building Incentive Example	
Avg. Sized Accelerator eligible building (SqFt)	70,426
Base Line Average Annual kWh	1,076,344
Assessment Incentive (\$0.03/SqFt)	\$2,113
Completed Tune-Up Incentive (\$0.09/Sqft)	\$6,338
Total Incentive	\$8,451
Estimated annual reduction (7%; 75,344 kWh)	\$5,199/ Yr.
Estimated Tune-Up cost (\$0.23/ SqFt)	\$16,198
Estimated Simple Payback with incentive (Elec. Only)	1.5 Yrs.

Source: 2015 Seattle building benchmark data

STANDARD INCENTIVES – EXISTING BUILDINGS

Lighting

- Retrofit lighting strategies (fluorescents, exit signs, LEDs, etc)
- Wall and occupancy sensors
- Central lighting controls
- Bi-level lighting controls



HVAC

- Chillers (Air and water cooled)
- Air conditioners (Standard, CRAC, and PTAC)
- Heat pumps (air to air, hydronic, VRF and PTHP)
- VSDs for VAV Fans (for replacing inlet guide veins)



Incentive forms online- http://www.seattle.gov/light/Conserve/business/cv4_ess.asp

ADVANCED ROOFTOP CONTROL REBATE

- \$225/ Ton; + \$50/ ton for gas heat
- ARC "Lite" \$150/ton – VFD Only
 - Existing units, ≥ 5 tons cooling
 - Unit manufacture date ≤ 20 years
 - Constant volume, single zone
 - Annual Operations $\geq 2,000$ Hrs
 - Supply fan motor ≥ 1 HP
- Joint utility rebate form [online](https://www.seattle.gov/light/conserves/business/)
 - <https://www.seattle.gov/light/conserves/business/>



STANDARD INCENTIVES – EXISTING BUILDINGS

For common measures in new and existing buildings

Pre-formatted workbooks

- Estimates savings and incentives
- Contactors, customers or SCL
- User Guide with instructions
- Download via web

The screenshot displays a Microsoft Excel spreadsheet titled "Seattle City Light Energy Conservation Funding Calculation Worksheets for Lighting in Existing Buildings - Part 1: Fixture Descriptions". The spreadsheet is divided into several sections. At the top, there are instructions for users to enter information in green, blue, and yellow cells. Below this, there are sections for "Total Material Costs", "Total Labor Costs", and "Total Installed Cost". The main body of the spreadsheet is a table with columns for "Site", "Existing Fixtures", and "Proposed Fixtures". The "Existing Fixtures" section includes columns for "Location", "Description", "Quantity", "Input Watts", and "Proposed Watts". The "Proposed Fixtures" section includes columns for "Quantity", "Input Watts", "Proposed Watts", and "Material Cost per Fixture". The bottom of the spreadsheet shows a summary row for "Pay Row: Totals (see 'As Is')".

NEW! Streamlined process for lighting <200,000 kWh

- Paperless "E-Signed" Participation Agreement
- Processed in less than 2 weeks



CUSTOM INCENTIVES – EXISTING BUILDINGS

Customized calculations for non-routine measures

- Typically includes multiple systems
- May require pre-monitoring

Incentive based on kWh/yr savings and measure life

- Avg. \$0.23 - \$0.27/ kWh

Numerous applications

- HVAC (controls, VFD's, chillers and cooling towers)
- Data centers (hot/cold aisle)
- Special environments (labs, industrial, cold storage, etc)

2017 Funding Factors

\$/kWh, using first-year kWh savings in denominator
for
Custom Measures

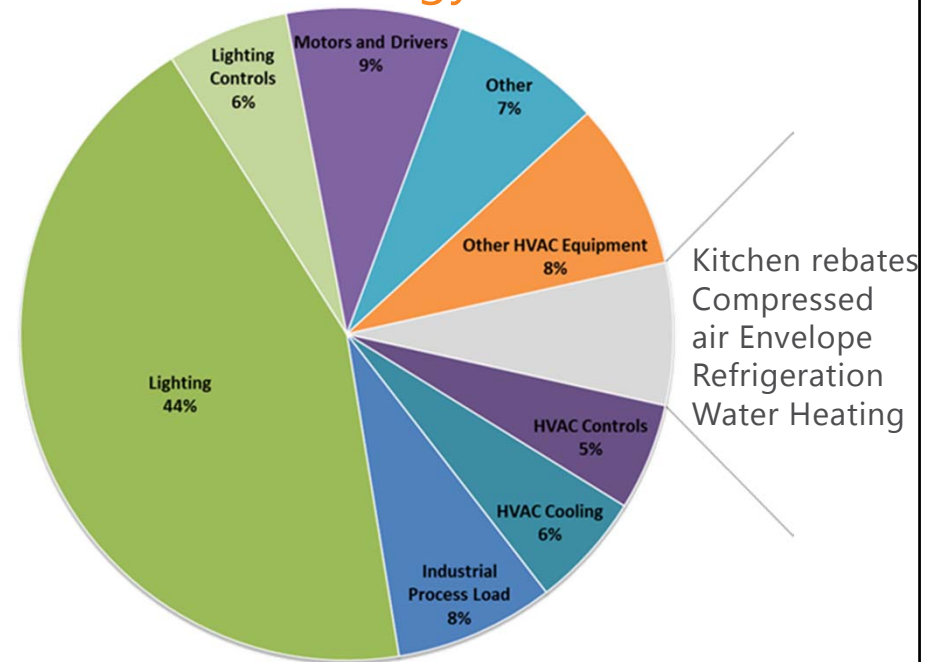
Measure Life (years)	\$/kWh	Measure Life (years)	\$/kWh
1	\$ 0.03	16	\$ 0.29
2	\$ 0.06	17	\$ 0.30
3	\$ 0.09	18	\$ 0.31
4	\$ 0.11	19	\$ 0.32
5	\$ 0.13	20	\$ 0.33
6	\$ 0.15	21	\$ 0.34
7	\$ 0.17	22	\$ 0.35
8	\$ 0.18	23	\$ 0.36
9	\$ 0.19	24	\$ 0.37
10	\$ 0.20	25	\$ 0.38
11	\$ 0.21	26	\$ 0.39
12	\$ 0.23	27	\$ 0.40
13	\$ 0.24	28	\$ 0.41
14	\$ 0.25	29	\$ 0.42
15	\$ 0.27	30	\$ 0.43



GENERAL FUNDING GUIDELINES

- Pre-approval
- Pre and post verification
- Incentives based on kWh/year saved and measure life
 - Capped at 70% of incremental cost for existing buildings
 - New Construction pays up to 100% of incremental cost
 - Capped at 6-month payback
- **NEW!** Payment assignment available for all Business Customers

kWh Savings by Technology



LEARN MORE & GET STARTED

Tune-Up Accelerator enrollment details & incentive application:

Call us: 206-233-7184

Email us: accelerator@seattle.gov

Visit us online: www.seattle.gov/buildingtuneups (click on Accelerator)

Seattle City Light incentive program questions:

Call us: (206) 684-3800 Seattle City Light Energy Advisors

Email us: SCLEnergyAdvisor@seattle.gov

Visit us online: www.seattle.gov/light/conserve



CITY LIGHT

OUR MISSION

Seattle City Light is dedicated to delivering customers affordable, reliable and environmentally responsible electricity services.

OUR VISION

We resolve to provide a positive, fulfilling and engaging experience for our employees. We will expect and reinforce leadership behaviors that contribute to that culture. Our workforce is the foundation upon which we achieve our public service goals and will reflect the diversity of the community we serve.

We strive to improve quality of life by understanding and answering the needs of our customers. We aim to provide more opportunities to those with fewer resources and will protect the well-being and safety of the public.

We aspire to be the nation's greenest utility by fulfilling our mission in an environmentally and socially responsible manner.

OUR VALUES

Safety, Environmental Stewardship, Innovation, Excellence, Customer Care



Seattle City Light

