



# Connecticut Department of Energy and Environmental Protection



# Why Skilled Nursing Facilities Should Care about Energy Use

Presented by: Mary Sherwin & Connie Mendolia, CT DEEP  
CAHCF meeting, 2/11/16



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# How Can DEEP Help?

- Help you understand your energy use
- Identify your opportunities to reduce it
- Figure out which programs to use
  - many programs, lots of salespeople
- Get financing to implement upgrades
  - Low hanging fruit
  - Bundling with larger projects to get deeper energy cuts



# Why care about energy efficiency?

- Saves YOU money
- CEEF funding comes from you, the customer
- Reduces air pollutants and greenhouse gases
- Reduces need for more energy generation



# What Challenges Do Nursing Homes Have?

- Older buildings
- Equipment that needs to be replaced or updated
- Require reliable, efficient buildings for client needs & comfort
- Need energy assessment
- Restricted budgets



# Other DEEP Assistance

- Trash and recycling
- Water conservation
- Landcare
- Stormwater management



# Measuring Your Energy Usage

- Do you know how much energy you use each month/year?
- Do you compare your energy use over time?
- Free, on-line EPA tracking tool



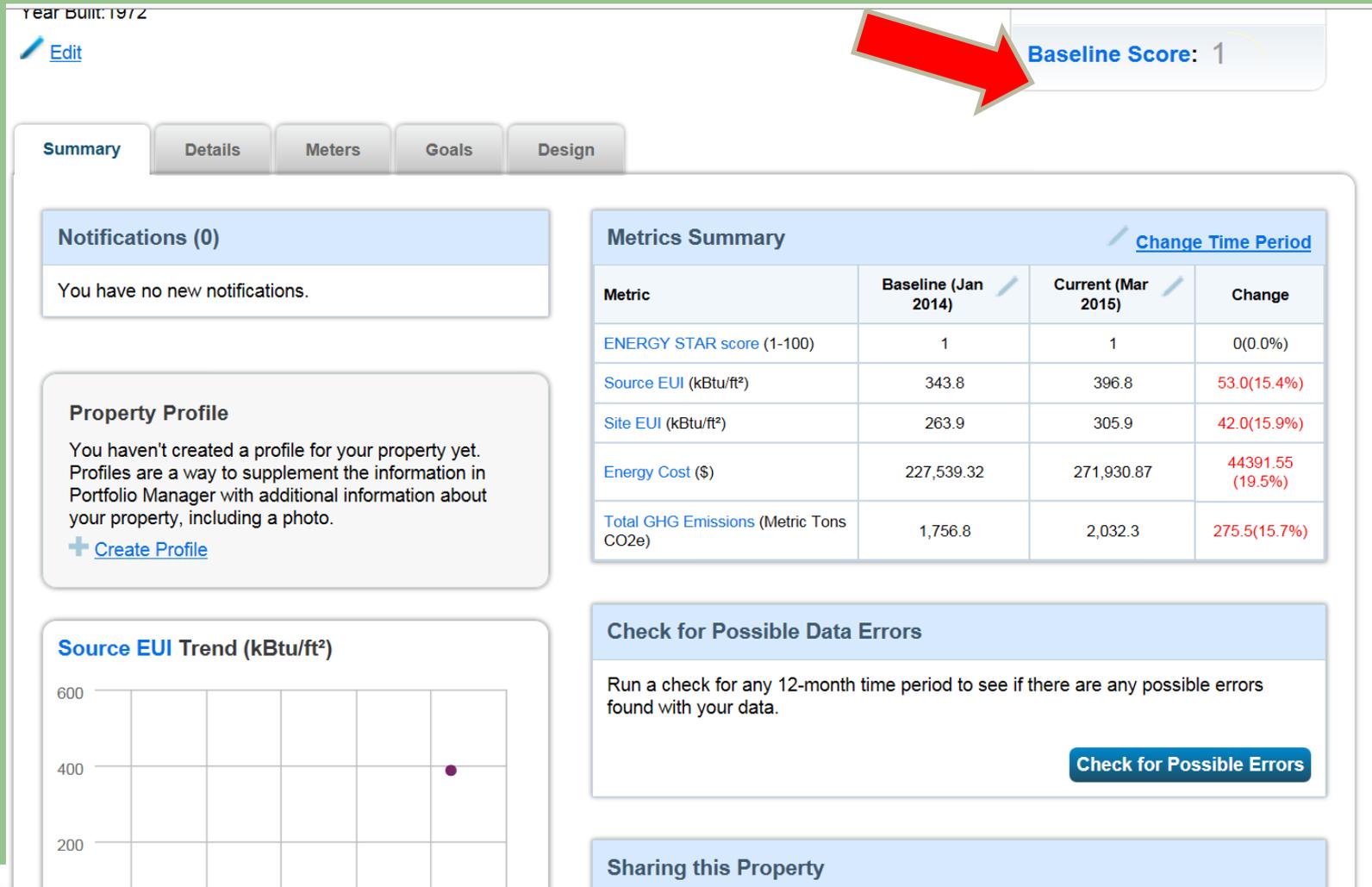
The most-used energy measurement and tracking tool for commercial buildings.

*“You can’t manage what you don’t measure.”*



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# Benchmarking Score, EUI for CT Nursing Home



# Examples of Upgrades for Existing Buildings



# Paying for Energy Efficiency Improvements

1. Out of your capital budget
2. Take out a bank loan
3. Utilize CT Energy Efficiency Fund: Eversource, UI  
--Audit, financial incentives, zero interest
4. C-PACE /Green Bank - low-cost financing for energy efficiency and renewable energy



# CEEF--Small Business Energy Advantage

Business customers up to 200kW annual demand

1. FREE facility assessment –identify opportunities
2. Receive proposal with recommendations-- costs, energy savings, incentives and 0% financing options
3. Schedules upgrades including paperwork



# CT Green Bank/C-PACE

## Property Assessed Clean Energy

- An innovative financing structure for qualified energy upgrades; repaid through a benefit assessment on your property tax.

100% upfront,  
low-cost, long-  
term funding

Repay over time  
through property  
taxes

Lien is put on the  
property and  
stays regardless  
of ownership



# Example - Medium bed facility

## *Energy Saving Measures - gas & electric:*

- Interior and exterior LED lighting
- Refrigeration controls
- Kitchen hood

Total Cost:	\$80,488
SBEA Incentive:	\$37,856
<b>Customer Cost:</b>	<b>\$42,643</b>

- Savings each month: **\$1,435**
- Monthly Loan Payment **36 months: \$1,184**
- Savings after loan is paid off: **\$17,230 per year**



# Example: Non-Profit, Boiler Upgrade

## BRIDGEPORT Calvary Temple

- built in 1870
- 10,600 square-foot structure



### Energy upgrades:

New, high-efficiency gas boiler and fuel conversion

**Total Project Cost:** \$53,087

**Incentives:** \$3,460 UI incentive (*\*boiler only*)

**C-PACE Financing:** \$49,627

**Term:** 10 Years

**Annual Interest Rate:** 5%

**Annual C-PACE Assessment:** \$6,506

**Annual Energy Cost Savings:** \$13,678

**Lifetime Energy Cost Savings:** \$136,776

**Annual Energy Savings:** 241 MMBtu



# DEEP and Partners

**DEEP**

**EnergizeCT**

**CT Green Bank**

**Institute for Sustainable Energy at ECSU**



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# Next Steps?

- Hear about your challenges at a meeting in March (being planned)
  - DEEP, utility companies, CT Green Bank
- Individual energy programs best used together, in a bundled approach
- Work with you on other sustainability opportunities





## Contact us!

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Step 1: Select business type

Healthcare

Step 2: Select area(s) of interest



Building Controls/Energy Management

Carbon Footprint/Waste Stream Analyses

Commercial Clothes Washers

Commercial Kitchen Equipment

Commercial Renewable Energy and On-site Generation

Compressors and Steam Traps

Drives, Refrigeration Controls, Timers and ECMS

Energy Assessment (Audit)

Financing

Gas Water Heating

Heating & Cooling

Insulation

Lighting

Manufacturing Process Improvements

Municipal Utility Customer Programs

New Construction or Major Renovation

Process Equipment

Rebates

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Submit

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Your Search Results

Financing - Found 1 Option(s)



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