

A G E N D A



Recommendation for Council Action

Austin City Council	Item ID	45429	Agenda Number	3.
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Meeting Date:	6/4/2015	Department:	Austin Energy
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Subject

Approve issuance of a rebate to Cousins Properties Incorporated for the installation of energy efficiency measures at 303 Colorado Street, in an amount not to exceed \$146,801.

Amount and Source of Funding

Funding is available in the Fiscal Year 2014-2015 Operating Budget of Austin Energy.

Fiscal Note

There is no unanticipated fiscal impact. A fiscal note is not required.

Purchasing Language:	
Prior Council Action:	
For More Information:	Jeff Vice, Director, Local Government Issues (512) 322-6450; Denise Kuehn, Director, Energy Efficiency Services (512) 322-6138.
Council Committee, Boards and Commission Action:	May 18, 2015 - Approved by the Electric Utility Commission on a vote of 6-0 with Commissioner Herbert absent. May 19, 2015 - Approved by the Resource Management Commission on a vote of 4-0 with Commissioners Amato, Hsieh and Metzger absent.
MBE / WBE:	
Related Items:	

Additional Backup Information

Austin Energy requests authorization to issue a rebate to Cousins Properties Incorporated in the amount of \$146,801 for energy efficiency measures at Colorado Tower, its new Class A office building located at 303 Colorado Street. This project is located in Council District 9.

Colorado Tower includes 371,348 square feet (SF) of office space, 6,000 SF of street level retail and a parking garage with 880 parking spaces. The energy efficient measures installed in this new office building include: closed-circuit fluid coolers, variable frequency drives, direct expansion air-conditioning, interior lighting and lighting controls. The estimated total cost of installing these measures is \$6,025,611 and the rebate will cover approximately 2% of the total cost. The demand (kilowatt or kW) savings associated with this energy efficiency project are estimated at 323 kW, at a program cost of \$455 per kW saved.

These improvements are in accordance with the City of Austin's Commercial Rebate Program guidelines. These

programs are elements of Austin Energy's comprehensive Resource, Generation and Climate Protection Plan to realize 700 MW of energy efficiency and 200 MW of demand response by 2025. The original plan, approved by City Council in April 2010 and updated in December 2014, is designed in part to reduce local air pollution through energy conservation, reduce peak demand, reduce the need to purchase additional generation and assist customers in reducing electric consumption.

The avoided kilowatt hours (kWh) estimated at 1,526,692 kWh per year represents a major benefit to the local environment. This project will prevent the following air pollutants from being emitted: 916.7 metric tons of Carbon Dioxide (CO₂), 0.578 metric tons of Sulfur Dioxide (SO₂) and 0.639 metric tons of Nitrogen Oxides (NO_x).

In addition to the reduced air and toxic pollution, the project savings are also equivalent to an estimated 2,058,259 vehicle miles traveled, the removal of 176 cars from our roadways, the planting of 23,551 trees or 1,178 acres of forest in Austin's parks. The project will also generate approximately 687,011 gallons of water conservation at a generation power plant.