We will begin shortly!
Agenda

- Goals of the Benchmarking Primer
- Program Introduction
- Benchmarking 101
- Basics of ENERGY STAR Portfolio Manager
- CA Building Energy Benchmarking Program & Local Ordinances
- Next Steps
- Q&A
Goals of the Benchmarking Primer

1. Develop foundational knowledge of benchmarking
2. Participation in Brisbane Building Efficiency Program
3. Attendance at Engagement Workshop #2:  
   *June 12, 6-7:30 p.m. at the DoubleTree, Brisbane*
Project Introduction
Benchmarking 101
Benchmarking: Getting on the Scale

**Benchmarking** is the first step in understanding your building; it’s setting a baseline.
How to Think About Benchmarking

It’s all about *Comparisons*

**Self**

**Peers**

**Scenarios**

*These identify opportunities to save and help document those savings*
Benchmarking...

Why?
Getting To Know Buildings

Like people, buildings
- Get older
- Are diverse
- Need care

Therefore,
- Their parts break down
- They have unique needs
- They require upgrades
Benchmarking Metrics

It’s all about energy and cost:

- Energy Use Intensity (EUI) = Energy/SF/Year
- Energy Cost Intensity (ECI) = Cost/SF/Year
Drilling Down: Benchmarking Metrics

Energy Use Intensity (EUI)

- Different by building type
- Different by building age
- Affected by other factors (ex: weather)
- e.g. Hospital in this portfolio has 2x EUI of office
Drilling Down: Benchmarking Metrics

Observations

- Blue = National average
- Yellow = Actual building
- Offices, warehouses and K-12 schools use more energy than national average
- The other buildings use the same or less than national average
Basics of ENERGY STAR Portfolio Manager
ENERGY STAR Portfolio Manager

● **What is ENERGY STAR?**
  ○ Launched in 1999
  ○ Joint Program between Department of Energy + Environmental Protection Agency
  ○ No cost, interactive energy management tool

● **Why and how we use ENERGY STAR?**
  ○ Assess building performance
  ○ Benchmarking properties
  ○ Track and monitor progress towards goals
  ○ Compliance
ENERGY STAR Portfolio Manager

- Benchmarked in Portfolio Manager
  - 21+ billion sf
  - 185,000 buildings
  - 25% of total building market
ENERGY STAR Portfolio Manager

Fuel Efficiency: **MPG**

Is 18 MPG high or low for an automobile?

Energy Efficiency: **EUI**

Is the EUI of 80 kBtu/SF/YR high or low for a building?
To get started in Portfolio Manager you will need

1. At a Minimum

   Property information:
   - Name, Address, Postal code
   - Primary function
   - Year built
   - Gross floor area
   - Occupancy %
   - 12 months of energy consumption data (utility meters)

2. For Even Better Benchmarking

   Property use details:
   - Operating hours
   - No. of computers
   - No. of workers, etc.
CA Building Energy Benchmarking Program (AB 802)

- State of California passed Assembly Bill 802 (AB 802) in Oct. 2015
- **Scope:** Provides building owners access to their building energy use data from utilities to track consumption in their buildings
- **Purpose:** Help building owners, tenants, and others better understand the energy consumption of their buildings through standardized energy use metrics

Owners of certain buildings in California that have a gross floor area of **50,000 square feet or greater** are required to benchmark.

Visit energy.ca.gov/benchmarking to learn more
Neighboring California & U.S. Benchmarking Local Ordinances

- San Francisco
- Berkeley
- San Jose
Questions?
The City of Brisbane is developing a Building Efficiency Program which addresses energy and water use in existing commercial buildings and aims to help make them more efficient. This has the impact of saving owners money, improving the safety and comfort of our building stock, and reducing emissions that are driving climate change. A robust public engagement effort was launched to accompany the development of the Program, including stakeholder outreach at each milestone. An initial engagement workshop was held in April to collect feedback from key stakeholders. Now building owners and community members are again invited to join in a second workshop to learn about updates and provide input that will shape the Program, and they will have an opportunity to participate in a Benchmarking Primer Webinar to learn more about the concepts introduced.

The Brisbane Building Efficiency Program
Learn about your City’s new efficiency program and make your voice heard at upcoming events!

The work is supported by a Bay Area Air Quality Management District Climate Protection Grant and is anticipated to run through October when an ordinance will be presented to Council for consideration and adoption. To learn more, please visit brisbaneca.org/building-efficiency-program or contact Adrienne Etherton at aetherton@brisbaneca.org or 415-508-2118.

BENCHMARKING PRIMER WEBINAR
June 6, 10:00 am - 11:00 am
If you’re new to benchmarking or just need a refresher, this webinar will set you up for a more technical conversation at the workshop.

STAKEHOLDER WORKSHOP #2
June 12, 6:00 pm - 7:30 pm
DoubleTree by Hilton, 5000 Sierra Point Parkway, Brisbane
This workshop will focus on gathering input on benchmarking and auditing requirements from impacted parties; commercial building owners are highly encouraged to attend. Refreshments will be provided.

Learn more and register to attend upcoming events at brisbaneca.org/building-efficiency-program.
Thank you!

Contact:
Adrienne Etherton
aetherton@brisbanecca.org
415.508.2118

Visit:
brisbanecca.org/building-efficiency-program