

Case Study:

Office & Retail

Property Manager Cuts Energy Costs by 20%

A major North American commercial property management company turned to Power Measurement for a solution that includes sub-metering and metering devices strategically placed throughout their buildings, with meter data sent to head-end software via their existing corporate LAN.

Powerful software tools ensure data quality and enable analysis, normalization, and sub-billing on information at any level of granularity - from a single metering point to all buildings combined. Since implementing the system, the company has reduced the cost of its overall energy purchases by comparing energy supply contracts with real-time pricing to verify optimal procurement options.

It has improved energy cost allocation and tenant satisfaction, because modified tenant sub-billing practices account for actual usage more accurately than simple allocation by square foot.

Operations have also benefited - the system supplied information that allowed property managers to alter building controls and reduce energy consumption by 20%, adjust environmental controls to better leverage thermal loading and modify elevator timing to minimize trips, with no impact on perceived service levels.

