

Interview with persons in the EPC-market

Germany

General information

| Item | |
|--------------------------------|------------------------|
| Organisation name | Berlin Energy Agency |
| Organisation type | Energy Agency |
| Date of interview | 14 August 2013 |
| Name of interviewed person | <i>Udo Schlopsnies</i> |
| Function of interviewed person | project manager |

| Potential project | |
|---|---|
| Facility (project title) | Berlin energy saving partnership pool 20 (correctional facility Berlin Moabit) |
| City, Region (site) | Berlin |
| Type of customer | <ul style="list-style-type: none"> state organisation |
| Sector | <ul style="list-style-type: none"> justice (prison) |
| Goals of the project <i>(e.g. comprehensive reconstruction of the energy system during six months by implementing measures saving heat, electricity and water)</i> | <ul style="list-style-type: none"> refurbishment and energy efficiency measures guaranteed energy consumption and energy cost savings reduction of CO₂-emissions maintenance |
| Number of buildings of each type <i>(e.g. 25 schools, 11 healthcare facilities, etc.)</i> | <ul style="list-style-type: none"> 9 buildings (all belonging to one prison) |

Interview

| Question | Answer |
|---|--|
| What was the impulse to start thinking about realising an EPC project? | best practice examples in Berlin (Berlin energy saving partnership) and a special initiative of the Berlin senate |
| What would be the main reason for your organisation to choose an EPC project? | <ul style="list-style-type: none"> Energy <u>cost saving</u> The possibility for <u>pre-financing energy saving measures</u> for |

| | |
|---|---|
| <p><i>(remove not-valid answers and put remaining answers in order of decreasing importance)</i></p> | <p>buildings</p> <ul style="list-style-type: none"> • <u>Outsourcing of services</u> (maintenance and implementation of energy saving measures) to a specialised external partner, so the organisation can focus on his core business • positive experiences of the Berlin energy saving partnerships |
| <p>What are in your opinion the main barriers for the realisation of an EPC-project in your organisation? <i>(remove not-valid answers and put remaining answers in order of decreasing importance)</i></p> | <ul style="list-style-type: none"> • <u>internal effort required for project preparation</u> • <u>public budget issues</u> |
| <p>What is the size of the EPC project?</p> | <p>Number of selected buildings: 1 prison with 9 buildings Energy costs of the pool: 1.28 million euro/year investment volume: 3 million euro savings-guarantee: 35 %</p> |
| <p>Other comments</p> | <p><i>The project was realised in 2005</i></p> |

Other information on the project

To fill in only available information

| Timing of the project | | From | Till | |
|--|-------------|---|------------------------|-------------------------|
| Project identification | | August 2004 | September 2004 | |
| Project preparation | | October 2004 | May 2005 | |
| Procurement procedure | | June 2005 | February 2006 | |
| Implementation of energy efficiency measures | | June 2006 | December 2007 | |
| Contract duration (guarantee duration) | | 2008 | 2019 | |
| Period of repayment (if the same, do not fill in) | | | | |
| Contract duration [years] | | 12 | | |
| Project specifications | | | | |
| Measures (short description – max. 5 points) | | <ul style="list-style-type: none"> hydraulic balance of heating system replacement of old steam-boilers installation of efficient lighting refurbishment of the windows in one building installation of a groundwater well | | |
| Total investment [EUR] | | 1,960,000 € | | |
| Co-financing by customer | | - | | |
| Initial energy consumption before the project (baseline) | Heat | [kWh/GJ] | 14,069,220 kWh | |
| | Electricity | [kWh] | 3,082,265 kWh | |
| | Water | [m ³] | 130,104 m ³ | |
| Total energy consumption costs before the project | | [EUR] | 1,283,096 € | |
| Savings | | Guaranteed | Achieved | |
| Total savings | | [%] | 35,0 % | 35,4 % (in 2012) |
| Heat | | [kWh/GJ] | 6,339,565 kWh | 5,233,100 kWh (in 2012) |
| Electricity | | [kWh] | 677,674 kWh | 731,420 kWh (2012) |
| Water (substitution of town water by groundwater) | | [EUR] | 243,674 € | 261,931 € (in 2012) |
| Decrease of other operational costs (wages, maintenance, etc.) | | [EUR] | not specified | |
| Total guaranteed savings | | [EUR] | 453,596 € | 458,212 € (in 2012) |
| If there are other important aspects of the project, innovations and client's advantages not mentioned above, please describe here | | financing by the ESCO through forfeiting | | |



European Energy Service Initiative 2020

(e.g. other type of cost saved, different form of financing such as leasing, exceptionality of the project, direct link to another energy efficiency project such as building insulation)