

Sample Road Map

Last updated 8/20/2020

Project	Status	Description	Proposal?	Estimated Cost	Proposed Completion	Notes
Ventilation Project	In Process	Rebalance exhaust flows throughout the building.		Replacing exhaust fans: \$45,000 - \$55,000 (estimate)	2020	Sampled exhaust flows are unbalanced, and exhaust fans need to be replaced before balancing can occur. Scope of work completed. Next step: source three bids.
Lighting Upgrade	High Priority	Upgrade lighting in building.		TBD	2020-2022	Last upgrade was 2013. Coordinate utility audit.
Entry Way Weatherization	Completed 2018	Weatherize entry way.				Installed new sliding door and a new electric wall heater with thermostat control to address drafty entry way.
VFD on Boiler Circ Pumps and Replace Thermostats	Completed 2018	Install VFDs on building and condensing pumps, and wireless thermostats in units.		Total Cost: \$172,123.00 Incentive: \$116,023.00 Site Cost: \$56,100.00		Install thermostats with remote access; tie to building heating system to control based on location averaged demand.
Cooling Tower Project	Completed 2017	Install new cooling tower.				
Roof Replacement	Completed 2017	Replace roof and add insulation upgrades.		Utility Incentive: \$49,000		Requested vendor provide pricing for additional roof insulation. Incremental cost covered by utility.
Toilet Replacement	Completed 2016	Switched to 0.8 gpf toilets.				
VFD on Cooling Tower Fan	Completed 2016					Installed through Vendor as part of project.
Refrigerators Replacement	Completed 2014	High-efficiency refrigerators installed in certain apartments.		Total cost: \$12,857 Incentive: \$12,857 Site cost: \$0		Project successfully completed, with no complaints from residents.

Water Efficiency Project	Completed 2014			Total cost: \$34,260 Incentive: \$34,260 <u>Site cost: \$0</u>		NWRA aerators did not work; residents complained about extreme low flow and caused pipes to shake. Sample from successful model at another site substituted.
Lighting Upgrade	Completed 2013	CFLs installed throughout building and bi-level lighting with motion sensors added to common areas.		Total cost: \$81,132 Incentive: \$81,132 <u>Site cost: \$0</u>		Project successfully completed; lighting looks good and no complaints from residents.

Note: Notes from annual sustainability check-in calls get attached as historic record