

ABM Reduces Energy Use by 45% at City of Oakland Parking Facility

Lighting Improvements Provide Energy Efficiency, Quality, and Safety



Oakland, CA is implementing one of the country's most ambitious Energy and Climate Action plans, aiming to reduce building energy use in 2020 to 36% below 2005 levels.

To help accomplish this goal and simultaneously transform an antiquated parking garage into an ultramodern energy efficient facility, the City of Oakland partnered with ABM and SmartLights, a commercial energy efficiency program offered by the East Bay Energy Watch through the Pacific Gas and Electric Company Local Government Partnership program.

The result was a dramatic 45% energy savings, and new electronic vehicle (EV) charging stations -- all with a net zero impact on the City's budget.

CHALLENGE

With aging lighting equipment, the parking garage at 1250 Martin Luther King Way was identified by the City as the prime candidate for an energy retrofit.

The City also wanted to install EV charging stations to support sustainability efforts, but the parking garage didn't have the power capacity. And, they wanted to do all this without increasing the City's operating budget.

SOLUTION

ABM installed state-of-the-art high-efficiency fluorescent and LED lighting, and wireless (Zigbee) lighting controls that reduced energy use by 45%.

The energy saving enhancements also allowed for the installation of several ChargePoint[®] EV charging stations, without the need to upgrade the facility's existing electrical system. Leveraging Federal and local incentives, and low-interest financing from ABM, the City is able to pay for the entire project with its utility cost savings, and contribute a positive cash flow to the existing budget.

BENEFITS

Along with the significant energy reduction and new EV charging stations, other key benefits include:

- \$54,965 reduction in annual energy costs
- 342,654 kWh saved per year (equivalent to eliminating 246,046 lbs. of CO₂ or planting 23.8 acres of pine forest)
- 2.9 year payback
- Improved lighting quality and safety, as well as reduced maintenance

"Our parking garage is now substantially upgraded -- it's safer, there's less maintenance needed, and the lighting quality is great!"
- Scott
Wentworth
Energy Engineer
City of Oakland



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