

COMMERCIAL & MULTIFAMILY BUILDING LABEL SURVEY RESULTS

JENNI CATHCART, VEIC CONSUMER INSIGHTS MANAGER

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METHODOLOGY

- Online survey distributed by Richard Faesy on 5/31
- “Snowball recruiting” approach
- 29 respondents

1 = Bldg owner -- comm	0
2 = Bldg owner -- municipal/gov't	0
3 = Bldg owner -- non-profit	7
4 = Energy org stakeholder	2
5 = Housing org -- for-profit	1
6 = Housing org -- municipal/gov't	0
7 = Housing org -- non-profit	5
8 = Tenant in a commercial bldg	0
9 = Tenant in a multifamily bldg	1
10 = Trade association member/advocate	3
11 = Other gov't agency	1
12 = Other	3
13 = Architect	4
14 = Property manager	2

Respondents' Area(s) of Interest

Commercial Buildings only	2
Multifamily Only	11
Mixed Use Only	1
Commercial and Multifamily	2
Multifamily and Mixed Use	1
Commercial, Multifamily, Mixed Use	9

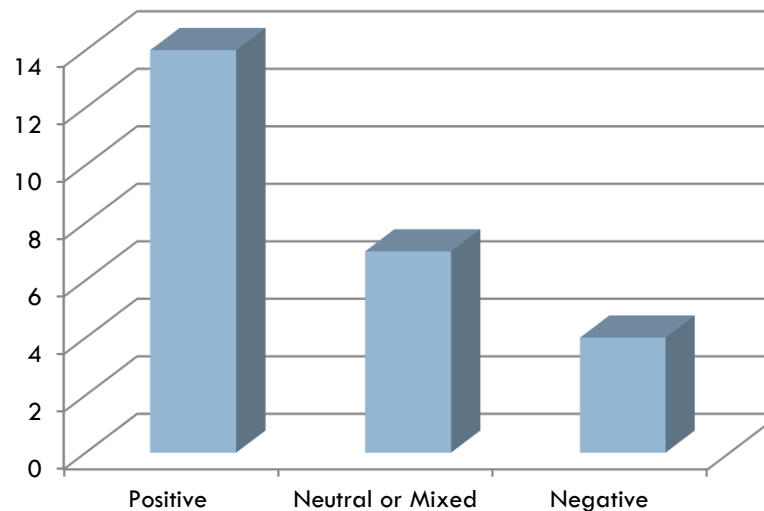
OVERALL REACTION

Benefits

- Accountability to building owners
- Useful – if it's easy to understand

Concerns

- How is usage factored into the label?
- Who pays for monitoring?
- Obstacles in defining a standardized/reliable score



OVERALL REACTION: Verbatims

"We need one."

"Positive – but collecting and sharing information should be mandatory." – Architect

"We do it for cars and appliances Why not for something as significant as a building?"

"I am for it. I think that building owners should provide this info to tenants." – Building designer

"I have concerns that we are trying to apply a single metric to buildings that have multiple uses and characteristics. Who will use this data and for what?"

– Energy stakeholder

"Question the value of any energy assessment that is not based on use, unclear of the advantage of any scoring system, energy scoring systems based upon technology used thermal values would seem to need constant upgrading.?"

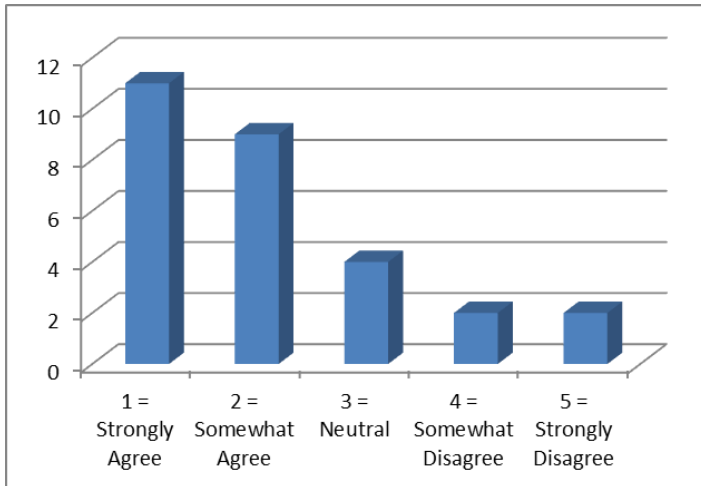
-- Building owner

"Supportive, as long as its clear and easily digestible by a layperson." – Building owner, Non-profit

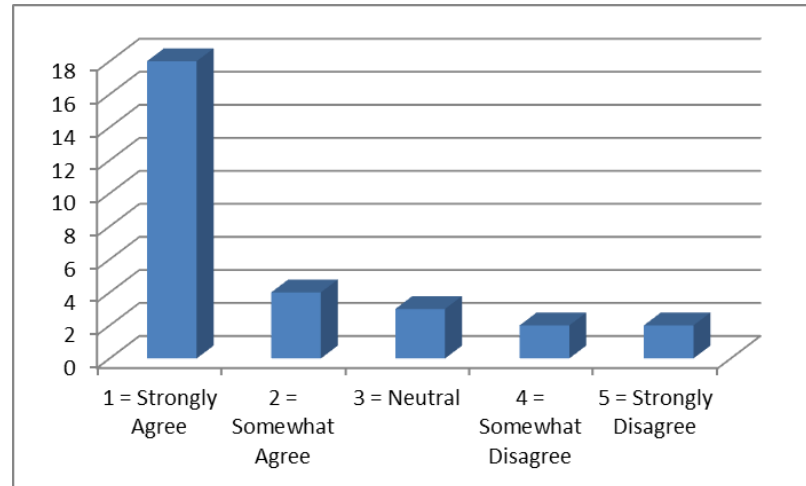
"That it is a prime example of government intervention to result in increased cost to the taxpayer and waste of resources." – Building owner

LEVEL OF SUPPORT

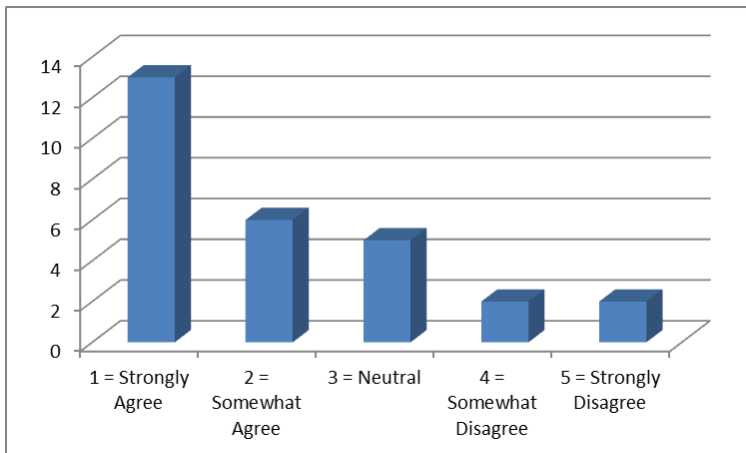
Commercial Buildings



Multifamily Buildings



Mixed Use Buildings



Overall, support for this concept is generally strong across all 3 building types – although a little less so for commercial buildings.

BUILDING OWNERS

A building energy score and label would likely help me understand how my building performs in comparison to similar buildings.

1 = Strongly Agree	3
2 = Somewhat Agree	1
3 = Neutral	1
4 = Somewhat Disagree	0
5 = Strongly Disagree	2
6 = Not Applicable	0
7 = Unsure	0

A low building energy score would likely provide me with motivation to make building improvements.

1 = Strongly Agree	1
2 = Somewhat Agree	4
3 = Neutral	0
4 = Somewhat Disagree	1
5 = Strongly Disagree	1
6 = Not Applicable	0
7 = Unsure	0

The greatest value building owners see in this concept surrounding understanding how the building performs compared to similar buildings – and how they might improve the performance of their building

It is unlikely that I would use the building energy score and label in any way.

1 = Strongly Agree	1
2 = Somewhat Agree	0
3 = Neutral	2
4 = Somewhat Disagree	0
5 = Strongly Disagree	4
6 = Not Applicable	0
7 = Unsure	0

BUILDING OWNERS (cont'd)

A building energy score and label would likely be helpful when renting/leasing/selling a building (or units within a building).	
1 = Strongly Agree	1
2 = Somewhat Agree	1
3 = Neutral	1
4 = Somewhat Disagree	3
5 = Strongly Disagree	0
6 = Not Applicable	1
7 = Unsure	0

A building energy score and label would likely help me demonstrate compliance with energy codes.	
1 = Strongly Agree	2
2 = Somewhat Agree	2
3 = Neutral	0
4 = Somewhat Disagree	2
5 = Strongly Disagree	1
6 = Not Applicable	0
7 = Unsure	0

N = 7

- Building owners are lukewarm to the concept of the energy score and label helping to rent/lease/sell a building.
- Building owners split on whether the energy score and label would be helpful in demonstrating compliance with energy codes.

WHAT TO RATE?

The commercial, mixed-use and multifamily building energy score and / label should rate the performance of...

1 = Entire Building	15
2 = Each distinct office/apartment/retail space	2
3 = Both	11
4 = Other ("Neither")	1
TOTAL	29

METRICS

Energy Use Index was seen as the most useful metric to include on a building energy score and label.

What metric would be most useful in describing the Total Energy Usage in the building energy score / and label?	
1 = MMBtu/year	1
2 = \$/year	3
3 = Energy Use Index (EUI)	11
4 = 1-100 rating scale	4
5 = Unsure	3
6 = Write in	3
TOTAL	25

METRICS -- ALL

Q: Which of the following metrics would be helpful to include?

METRIC	YES	NO	UNSURE
1-100 rating scale	15	6	8
Carbon footprint	11	9	9
Energy-related building features (e.g. 90% efficient furnace)	22	5	2
Energy cost by end use (e.g. space heating, water, etc.)	20	3	6
Energy cost by fuel type (e.g. oil, electric, natural gas)	20	3	6
Energy code compliance documentation	15	6	8
Energy program certifications (e.g. Vermont Gas Systems program)	12	8	9
Energy Use Intensity (EUI)	18	3	8
Location efficiency (e.g. proximity to public transportation)	9	12	8
Mmbtu/year	17	5	7
Recommended energy improvements/upgrades	14	9	6
\$/year	19	6	4
\$/square foot/year	22	5	2

QUALIFIED RATERS

Respondents identified multiple stakeholders who they believed would be appropriate to rate commercial/multifamily/mixed use buildings.

Individuals trained and certified in building rating	19
Engineer	12
Home Energy Score rater	11
Architect	7
BPI certified contractor	5
Home Inspector	1
<i>All of the above</i>	5

Q21: Who do you think would be qualified to complete the building energy score and label for commercial, mixed-use and multifamily buildings? (Check all that apply.)