



GENERAL SERVICES ADMINISTRATION ATLANTA, GA

NO RESCO was selected by the General Services Administration (GSA) to explore potential energy conservation opportunities at GSA project sites in Atlanta. As a result of this effort, NO RESCO proposed the implementation of a comprehensive ESPC to accomplish large-scale infrastructure upgrades to the Richard B. Russell (RBR) and Peachtree Summit buildings. The installed ECMs included the following:

- An energy efficient lighting upgrade program was implemented, including the replacement/retrofit of 18,400 fixtures.
- New premium-efficiency chillers were installed in the Peachtree Summit Building that replaced two 1,250-ton CFC chillers.
- Outside air reduction in the Peachtree Summit Building was implemented, which included the installation of two-speed motors.
- New premium-efficiency chillers were installed in the RBR Building that replaced two 1,740-ton CFC chillers.
- Variable frequency drives were installed on fans in the RBR Building for 22 major fan systems.

The new chiller installation at the RBR Building included rigging and transport of three new 1,000-ton chillers over an elevated roadway and through the side of the 15th floor of the building.

NO RESCO is performing long-term O&M for equipment installed under this ESPC, plus services to include O&M and repair of the remaining HVAC, mechanical, and electrical equipment in the buildings. NO RESCO's performance of these O&M services has improved the level of service and accountability for the day-to-day operation of both buildings.



Money Isn't All You're Saving

GSA, DOE, and NO RESCO's efforts on this project were recognized on May 1, 2001, when the RBR Building earned the EnergyStar rating – the first GSA-owned building in the 8-state Southeast Sunbelt Region to achieve this distinction.



Facility Type:	Administration
Facility Size:	3 Million sq. ft.
Type of Contract:	ESPC
Term of Contract:	20 Years
Total Capital Cost:	\$7,400,000
Average Annual Savings:	\$1,100,000
Total Cost Savings:	\$21,400,000

